Jill Box 39

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 2,000.00

Subscribed and sworn to before me, this the 13th day of July 19 90

My Commission expires: 11-21-92
(Affix Seal)

Affiant

Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY: ROBERT GREENE, ATTORNEY	
619 Woodland Street, Nashville, Tennessee 37206	
ADDRESS OF NEW OWNER: Capitol Bonding Company, Inc. (Name) 521 Jefferson Street (Street Address) Nashville, Tennessee, 37208 (City) (State) (Zip Code)	SEND TAX BILLS TO: Same (Name) (Street Address) (City) (State) (Zip Code)
MAP & PARCEL NO. 90-8-132	FIELD BOOK NO. 8DA-28674

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION: THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Leatrice B. McKissack* and Anne Elizabeth McKissack Brown

*as Executrix and Individually

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Capitol Bonding Company, Inc.

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lots Nos. 74,75 and 76 on the Map of a Subdivision of Lot 40 and part of Lot No. 39 of Clifton Plan, as of record in Book 421, page 1, Register's Office for said County.

Said lots adjoin and front together 142 feet on the northerly side of Alameda Street, formerly Dawn Street, and runs back 191.2 feet on the easterly line, along the westerly margin of an alley, and 295.9 feet on the westerly line, along the easterly margin of another alley, to point in the rear, at the intersection of said two alleys, saids lots composing a tract triangular in shape.

Being the same property conveyed to Anne Elizabeth McKissack Brown and William DeBerry McKissack by deed from Mrs. Anne Elizabeth McKissack Brown, etal of record in Book 4525, page 683, said Register's Office. The said William DeBerry McKissack having since died and the property herein vested according to the terms of his Last Will and Testament in Will Book 162, page 233, Probate Court for Davidson County, Tennessee. Leatrice B. McKissack and Leatrice McKissack are one and the same person.

4565 I.

IDENTIFICATION

JUL 31 2 33 PM '90

FILED & RECORDED BY REGISTER DAVIDSON COUNTY, TN

RECORDER'S MEMO
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received

THIS IS un IMPROVED PROPERTY KNOWN AS Lots 74,75 and 76 Clifton Plan

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estate title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same in unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 13th day of July 19 90

Anne Elizabeth McKissack Brown
BY: Anne Elizabeth McKissack Brown
by Leatrice B McKissack
Leatrice McKissack
Attorney-in-fact
Attorney-in-fact

Leatrice B. McKissack, Executrix
Leatrice B. McKissack, Executrix and Individually

State of Tennessee
County of Davidson

BOOK 8164 PAGE 97

On this 13th day of July, 19 90, before me personally appeared Leatrice B. McKissack a widow as Executrix and individually to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be she free act and deed.

Witness my hand and official seal.
My Commission expires:

11-21-92

Notary Public

State of Tennessee
County of _____

On this _____ day of _____, 19_____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

Notary Public

WARRANTY DEED

State of Tennessee
County of Davidson

On this 13th day of July, 19 90, before me personally appeared Leatrice B. McKissack to me known or proved to me on the basis of satisfactory evidence to be the person who executed the foregoing instrument in behalf of Anne Elizabeth McKissack* and acknowledged that she executed the same as the free act and deed of Anne Elizabeth McKissack Brown

*Brown

Witness my hand and official seal.
My commission expires:

11/21/92

Notary Public

State of Tennessee
County of _____

Before me, _____ personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged _____ to be president (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that _____ as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ as _____.

Witness my hand and official seal.
My commission expires:

_____

Notary Public

5213 P001 03CHECK 13.00

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8164 PAGE 98

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 2000.00
				CON TX 6.60
				PRFEE 1.00
				WDEED 6.00
				TOTAL 13.60
				CHECK 13.60
			07/31/90 01	14:35 0001 5213

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4565 I.

IDENTIFICATION

JUL 31 2 33 PM '90

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 341979