BOOK 8170 PAGE 217 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $60,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS, THE 18th DAY OF July, 19 90

Notary

MY COMMISSION EXPIRES: 1-26-92

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JAMES T. PATTERSON d/b/a	S A M E	104-11-304
(NAME) CITI-WIDE COMPANIES	(NAME)	24W 8100
(STREET ADDRESS OR ROUTE NUMBER) P. O. Box 210516	(STREET ADDRESS)	
(CITY) (STATE) (P.O. ZIP) Nashville, TN. 37221	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, I, GERALDINE VOLZ BYRUM

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES T. PATTERSON d/b/a CITI-WIDE COMPANIES,

A Proprietorship,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 130 on the Plan of Bransford Realty Company's Subdivision of the Edgar Jones Home Place, as of record in Book 421, page 7, Register's Office for said County.

SAID Lot No. 130 fronts 89 feet on the northerly side of Blair Boulevard, formerly Long Avenue, and runs back 151.5 feet on the easterly line and 149.5 feet on the westerly line, with the easterly line of 28th Avenue South, formerly Compton Road, to an alley, measuring 88 feet thereon.

BEING the same property conveyed to Juanita Spence by deed from N. M. Gower, Trustee, of record in Book 3765, Page 583, Register's Office for Davidson County, Tennessee. The said Juanita Spence having since died and leaving everything to Geraldine Volz Byrum by Will #95212, of record in the Probate Court's Office of Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 2544 Blair Boulevard, Nashville, Tennessee 37212
(House Number) (Street) (P O Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, 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 is 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 my hand this 18th day of July, 19 90

I Geraldine Volz Byrum
GERALDINE VOLZ BYRUM

STATE OF TENNESSEE }
Davidson County }

BOOK 8170 PAGE 218

THE UNDERSIGNED

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named GERALDINE VOLZ BYRUM

the bargainor_____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 18th day of July, 1990.

Commission Expires 11-21-92

Janet S. Davis
Notary Public

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires_____

WARRANTY DEED

FROM

TO

47.7.5 O.

IDENTIFICATION REFERENCE

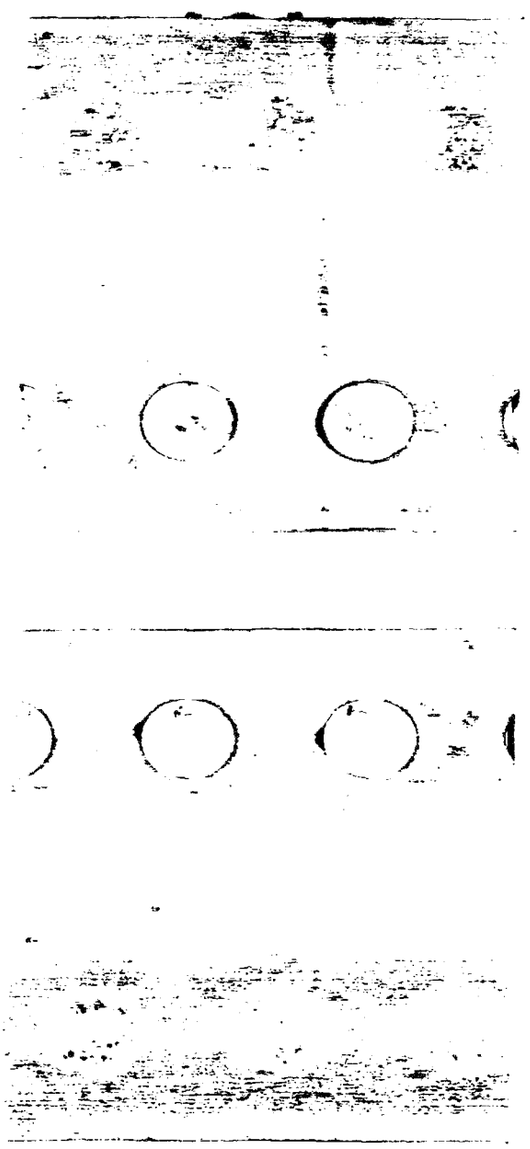
AUG 7 2 37 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

7942 08/07 0101 03CHECK 205.00

OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____

BOOK 8170 PAGE 219

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 60000.00
CON TX 198.00
PRFEE 1.00
MDEED 6.00
TOTAL 205.00
CHECK 205.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 08/07/90 01 14:42 0001 7942

4 7 7 5 0

IDENTIFICATION REFERENCE

AUG 7 2 37 PM '90

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 344400