~~Book~~

BOOK 8182 PAGE 819

This instrument prepared by:
Denney, Lackey & Chernau (BAS)
P. O. Box 3429
Nashville, Tennessee 37219-0429

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Stephen A. Bridges 1106 Brentwood Pl Franklin TN 37064	Same	92-13-431 11W-72740

SPECIAL WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are acknowledged, Edwin B. Raskin, Trustee ("Grantor"), with full power to convey, sell and transfer without the joinder of any beneficiary, has bargained and sold, and hereby transfers and conveys to Stephen A. Bridges ("Grantee"), his heirs and assigns, certain land in Davidson County, Tennessee, being more particularly described in Exhibit A, attached hereto and incorporated herein by reference (the "Property").

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to Grantee, his heirs and assigns, forever.

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. ~~1988~~ 1989 real estate taxes, prorated at closing.

2. All matters shown on the plan of record in Book 161, page 167, Register's Office for said County.

Grantor covenants with Grantee that the Property is free from all encumbrances made by Grantor, except as may be set forth herein.

Grantor further covenants to warrant and forever defend the title to the Property to Grantee, his heirs and assigns against the lawful claims of all persons claiming by, through, or under Grantor.

EXECUTED this 19th day of October, 1989.

Edwin B. Raskin Trustee
EDWIN B. RASKIN, TRUSTEE

52537

IDENTIFICATION REFERENCE

Aug 27 12 27 PM '90

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

PICK-UP

STATE OF TENNESSEE)
COUNTY OF Williamson)

Personally appeared before me, Norma Head, a Notary Public, Edwin B. Raskin, Trustee, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 18th day of October, 1989.

Norma Head
Notary Public

My Commission Expires: Sept. 26, 1992

STATE OF TENNESSEE)
COUNTY OF Williamson)

The actual consideration or value, whichever is greater, for this transfer if $9,400.00.

Affiant

Subscribed and sworn to before me this 18th day of October, 1989.

Norma Head
Notary Public

My Commission Expires: Sept. 26, 1992

This is improved property, known as 3505 Dakota Avenue, Nashville, Tennessee 37209.

EXHIBIT A

LAND in Davidson County, Tennessee, being Lot No. 153 on the Map of Hortense Place as of record in Book 161, page 167, said Register's Office for said County.

SAID Lot No. 153 fronts 50 feet on the southerly side of Dakota Avenue, formerly 4th Avenue and runs back 150 feet between parallel lines to an alley.

BEING the same property conveyed to Edwin B. Raskin, Trustee, by Successor Trsutee's Deed of record in Book 7844, page 230, Register's Office for said County.

3644 08/27 0101 03CHECK 41.02

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8182 PAGE 822

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	9400.00
CON TX	31.02
PRFEE	1.00
MDEED	9.00
TOTAL	41.02
CHECK	41.02

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/27/90 01 12:32 0001 3644

5.25 3.7.

IDENTIFICATION REFERENCE

AUG 27 12 27 PM '90

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 350034