THIS INSTRUMENT PREPARED BY:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238
00261975
BOX 35

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Avert J. Gaw (NAME)	SAME (NAME)	MAP 44-11
123 Ray Ave. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PARCEL 167
Old Hickory, TN 37138 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------
----------$10.00---------- *Dollars,*

Cash in hand paid by Avert J. Gaw
and other good and valuable considerations accepted as cash, the receipt and sufficiency of which are hereby acknowledged,

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Michael W. Christian and Susan B. Christian

have this day bargained and sold, and do hereby transfer and convey unto the said Avert J. Gaw, a married person

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows.

Land in Davidson County, Tennessee, being Lot No. 28 of Section "A" on the Plan of E.I. du Pont de Nemours and Company's Subdivision, Village of Old Hickory, as of record in Book 1424, page 68, Register's Office for Davidson County, Tennessee.

Said Lot No. 28 fronts 52 feet on the easterly side of Cleves Street and extends back, 87.6 feet on the northerly line and 87.7 feet on the southerly line, to a dead line, measuring 52 feet thereon.

Being the same property conveyed to Michael W. Christian and wife, Susan B. Christian by deed from Richard L. Pogue, unmarried, of record in Book 6091, page 744, Register's Office of Davidson County, Tennessee, the said Michael W. Christian and Susan B. Christian having since divorced.

*Susan B. Christian and Susan Brannom Christian being one and the same persons.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 22,000.00

Subscribed and sworn to before me this the 17th *day of* August *19*90

My commission expires: 1-23-93 *(Affix Seal)*

Affiant

Notary Public

unimproved ( )
This is improved ( ) property, known as Cleves Street, Old Hickory, Tennessee
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 17th *day of* August *19*90*, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Michael W. Christian

Michael W. Christian

Susan B. Christian by Leonard W. Brannom Jr. Per attorney in fact

Susan B. Christian

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Michael W. Christian, *the within named bargainor*_____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* he *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 17th *day of* Aug, *19* 90.

Cynthia O'Neal
Notary Public

Commission expires 1/23/93

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of 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* _____*self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____*he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____*self as* _____

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

_____
Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned authority, a Notary Public in and for said State and County, personally appeared LEONARD D. BRANNOM, SR., to me known, (or satisfactorily proven) to be the person who executed the foregoing instrument in behalf of SUSAN B. CHRISTIAN, and acknowledged that he executed the same as the free act and deed of the said SUSAN B. CHRISTIAN.

Witness me hand and seal at Nashville, Tennessee, this the 17th day of Aug, 1990.

Cynthia O'Neal
Notary Public

My Commission Expires: 1/23/93

5388 08/31 0101 03CHECK 79.60

FEE $ 2 MISCELLANEOUS RECORDING
DAVIDSON COUNTY, TN
Aug 31 11 26 AM '90

INSTRUMENT REFERENCE

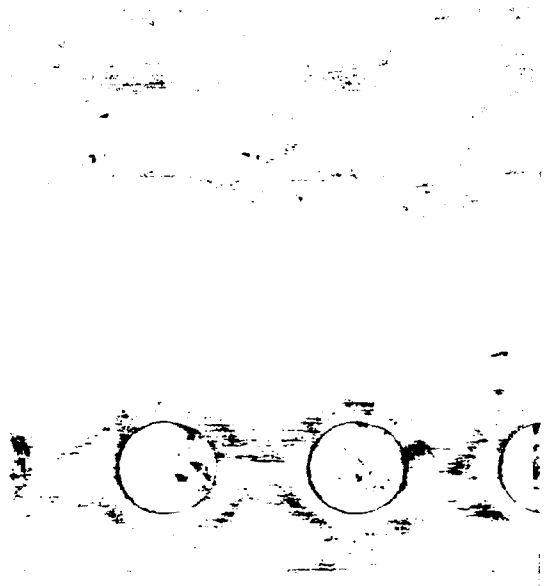
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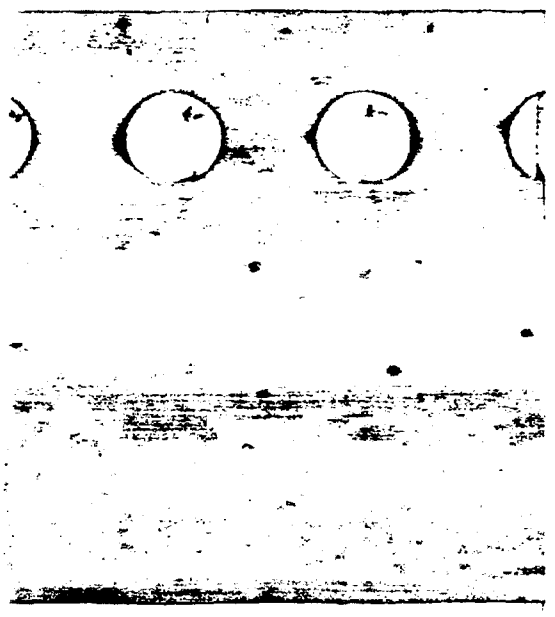
WARRANTY DEED

FROM

TO

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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 22000.00
CON TX 72.60
PRFEE 1.00
WDEED 6.00
TOTAL 79.60
CHECK 79.60

08/31/90 01 11:30 0001 5388

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

54031

IDENTIFICATION REFERENCE

AUG 31 11 26 AM '90

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 351764