FILE NO. 28415 FILE BOX "7"

BOOK 8208 PAGE 625 FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $154,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF OCTOBER 19 90

Notary Public

MY COMMISSION EXPIRES: 3/21/91
(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
ELDEN P. SHERMAN et al (NAME)	S A M E (NAME)	104-9-220
3713 Whitland Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	26W 6125
Nashville, TN. 37205 (CITY) (STATE) (P O ZIP)	(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, MILTON H. SITTON and wife, ANN B. SITTON,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ELDEN P. SHERMAN and ELIZABETH M. WARNER, AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP,

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. 6 and the northerly 100 feet front of Lot No. 29 on the Map of Myrtlewood, as of record in Book 547, page 106, Register's Office for said County.

SAID Lot No. 6 is a triangular lot fronting 85 feet on the southerly side of Whitland Avenue and running back 192 feet on the easterly line and 209 feet on the southwesterly line to a point in the north line of Lot No. 11, said point being 44 feet 6 inches west of the west line of Lot No. 8.

SAID part of Lot No. 29 is a triangular lot fronting 100 feet on the easterly side of Leonard Avenue and running back 209 feet on the northeasterly line and 170 feet, more or less, on the southwesterly line to the common corner of Lots Nos. 6 and 29, said corner being 44 feet 6 inches west of the west line of Lot No. 8.

BEING the same property conveyed to Milton H. Sitton and wife, Ann B. Sitton by deed from Leslie G. Reuther and wife, Laura D. Reuther of record in Book 4723, page 722, Register's Office for Davidson County, Tennessee.

This is (unimproved / improved X) property, known as 3713 Whitland Avenue, Nashville, Tennessee 37205
(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 our hands this 1st day of October, 19 90

MILTON H. SITTON

ANN B. SITTON

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named MILTON H. SITTON and wife, ANN B. SITTON,

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

Witness my hand and official seal at Nashville, Tennessee, this 1st day of October, 1990.

Commission Expires 3/11/91

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 _____

61900

WARRANTY DEED

FROM

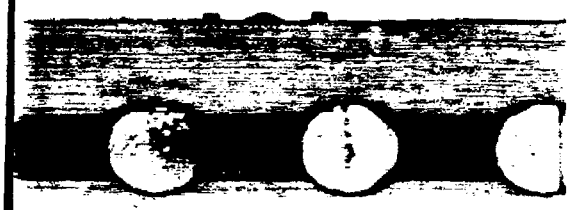
TO

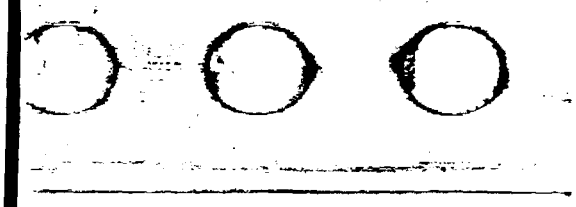
IDENTIF. REFERENCE

OCT 2 2 31 PM '90

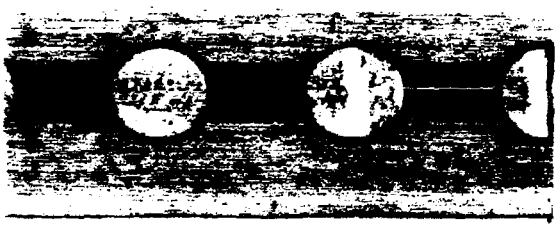
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

516.85 CHECK 0101 10/02 6597









OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8208 PAGE 627

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 154500.00
CON TX 509.85
PRFEE 1.00
WDEED 6.00
TOTAL 516.85
CHECK 516.85

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/02/90 01 14:32 0001 6597

61900

IDENTIF. REFERENCE

OCT 2 2 31 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 360884