BOOK 8214 PAGE 490 FILE BOX 45

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $51,000.00

Lillie M. Scruggs
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 9th DAY OF October, 19 90

Patricia Pitts
Notary Public

MY COMMISSION EXPIRES 7/24/93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
RICHARD A. NORTHCUTT - 25 CENTURY BLVD., SUITE 202 - NASHVILLE, TN 37214

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Lillie M. Scruggs (NAME)	First Investment Company (NAME)	MAP 69-16
1618 Ashton Avenue (STREET ADDRESS OR ROUTE NUMBER)	4300 East Broad, P.O. Box 749 (STREET ADDRESS)	PARCEL 85
Nashville, TN 37218 (CITY) (STATE) (P.O. ZIP)	Columbus, OH 43216 (CITY) (STATE) (ZIP)	13DA62520

FOR AND 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, Ruth Warnack Waller, Katherine W. Preuett, Thomas Henry Warnack, Julia A. Malone, Susan West, Sandra Moore, Pamela West and David West, heirs of Jettora Ligon Warnack, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lillie M. Scruggs, unmarried

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 the 13th, formerly the 23rd, Civil District of Davidson County, Tennessee, BEING Lots Nos. 7 and 8 on the map of the subdivison of A. T. Putnam's 7 1/2 acre tract, not of record, described according to a survey made by John Sullivan, County Surveyor, October 5, 1946, as follows: BEGINNING on the southerly margin of Ashton Avenue at the northeast corner of the property conveyed to Ernest J. Putnam and wife by deed from A. T. Putnam and wife, of record in Book 1451, page 349, Register's Office for said County, being the corner of Lots Nos. 8 and 9; thence with the line between said two lots, southwardly 225 feet to the northerly line of the U. S. Government property; thence with said line, eastwardly 140 feet to the corner of Lots Nos. 6 and 7; thence with the line between said two lots, northwardly 225 feet to the southerly margin of Ashton Avenue; thence with said Avenue, westwardly 140 feet to the beginning.

BEING the same property conveyed to Jettora Warnack by deed from A. T. Putnam and wife, Sammie D. Putnam, of record in Book 1515, Page 222, Register's Office for said County. The said Jettora Warnack now deceased leaving Ruth Warnack Waller, Katherine W. Preuett, Thomas Henry Warnack, Julia A. Malone, Susan West, Sandra Moore, Pamela West and David West as her only surviving heirs.

Witness my hand this 14th day of August, 1990.

This is unimproved ( ) improved (XX) property, known as 1618 Ashton Avenue, Nashville, TN 37218
(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 heir 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 covey 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 hand s this 4 & 9th day of October, 19 90

Katherine W. Preuett — Katherine W. Preuett
Ruth Warnack Waller — Ruth Warnack Waller
Julia A. Malone — Julia A. Malone
Susan West — Susan West
Sandra Moore — Sandra Moore
Pamela West — Pamela West
David West — David West
Thomas Henry Warnack — Thomas Henry Warnack

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

BOOK 8214 PAGE 401

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned a Notary Public in and for said County and State, the within named Ruth Warnack Waller and Katherine W. Preuett and Thomas Henry Warnack and Julia A. Malone and Susan West and Pamela West 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 9th day of October, 1990.

Commission expires 7/24/93

Patricia Nuchols
Notary Public

STATE OF COLORADO)
COUNTY OF Arapahoe)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sandra Moore, 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 Inglewood, Colorado, this 4 day of October, 1990.

My Commission Expires: 7-2-93

Kathleen M. Walton
Notary Public

day of _____ 19____

My commission expires _____

Notary Public

6377 4

WARRANTY DEED

FROM
Ruth Warnack Waller
~~Katherine W. Preuett~~
Thomas Henry Warnack
Julia A. Malone
Susan West
Sandra Moore
Pamela West

TO
Tillie M. Scruggs
David West

IDENTIF. REFERENCE

Oct 10 9 04 AM '90
FELIX Z. ...
DAVIDSON COUNTY TN.

8826 10/10 0101 03CHECK 175.30

RETURN TO:
METROPOLITAN ESCROW, INC.
25 Century Blvd., Suite 202
Nashville, TN 37214

RICHARD A. NORTHCUTT
ATTORNEY-AT-LAW
25 Century Blvd., Suite 202
Nashville, TN 37214

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David West, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 14th day of August, 1990.

My Commission Expires: 7/24/93

Patricia Nuchols
Notary Public

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8214 PAGE 402

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 51000.00
CON TX 168.30
PRFEE 1.00
WDEED 6.00
TOTAL 175.30
CHECK 175.30

10/10/90 01 09:05 0001 8826

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

63774

IDENTIF. REFERENCE

OCT 10 9 04 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 363087