PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref. (cb) (Title No: 30505)

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is:. $ 79000.00

x Corina Cobey Pitcher
Affiant

Sworn and subscribed before me this
15th day of January, 1991.

Notary Public

My Comm. Expires: 9/29/92

ADDRESS NEW OWNER:	**MORTGAGEE:**	**MAP-PARCEL NUMBERS**
Jeffrey W. Pitcher 4902 Nevada Avenue Nashville, TN 37209	First Tennessee Bank National Association P. O. Box 1000, Dept. 47 Memphis, Tennessee 38148	91-15-285/25W-250

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Howard R. Knapp and spouse, Brenda B. Knapp** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Jeffrey W. Pitcher and spouse, Corina Cobey Pitcher,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee:

BEING part of Block 35 on the Map of Charlotte Park Company's First Addition, as of record in Book 57, page 103, Register's Office for said County and described according to a copy of a survey thereof made by S. R. Sanford, Jr., Surveyor, June 21, 1947, as follows:

BEGINNING at a point in the north margin of Nevada Avenue, 62 feet west of the westerly margin of 49th Avenue North; thence northerly parallel to the westerly margin of 49th Avenue North 120 feet to a point; thence westerly parallel to the north margin of Nevada Avenue, 38 feet to a point; thence northerly parallel to the westerly margin of 49th Avenue North, 60 feet to the south margin of an alley; thence westerly 20 feet to a point; thence southerly parallel to the westerly margin of 49th Avenue North, 180 feet to the north margin of Nevada Avenue; thence with the margin of the same easterly 58 feet to the point of beginning.

BEING the same property conveyed to Howard R. Knapp by deed from William Noel King and wife, Annie L. Johnson King of record in Book 5902, page 142, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

This instrument is executed on behalf of Howard R. Knapp and Brenda B. Knapp by Kay Wallace as Attorney in Fact pursuant to a Power of Attorney being recorded concurrently herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A" to or on this instrument and incorporated herein by reference.

Brenda C. Knapp and the undersigned Brenda B. Knapp are one and the same person.

This is improved property, known as: 4902 Nevada Avenue, Nashville, TN 37209

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 15th day of January, 1991.

Howard R. Knapp
Howard R. Knapp
BY: Kay Wallace, Attorney in Fact

Brenda B. Knapp
Brenda B. Knapp
BY: Kay Wallace, Attorney in Fact

'91 JAN 24 10:06 CHECK 267.70

EXHIBIT "A"
To
WARRANTY DEED

FROM: Howard R. Knapp and Brenda B. Knapp

TO: Jeffrey W. Pitcher and Corina Cobey Pitcher

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 **Kay Wallace**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument on behalf of **Howard R. Knapp and Brenda B. Knapp**, as Attorney-in-Fact, as the free act and deed of the said Principal.

Witness my hand and official seal at Nashville, Tennessee, this the 15th day of January, 1991.

Notary Public

My Commission Expires: 9/26/92

BOOK 8280 PAGE 647

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability, or incapacity.

Further the Affiant Saith not.

References to the singular include the plural, when applicable.

Kay Wallace, Affiant

Sworn to and subscribed before me this

15th day of January, 1991.

Notary Public

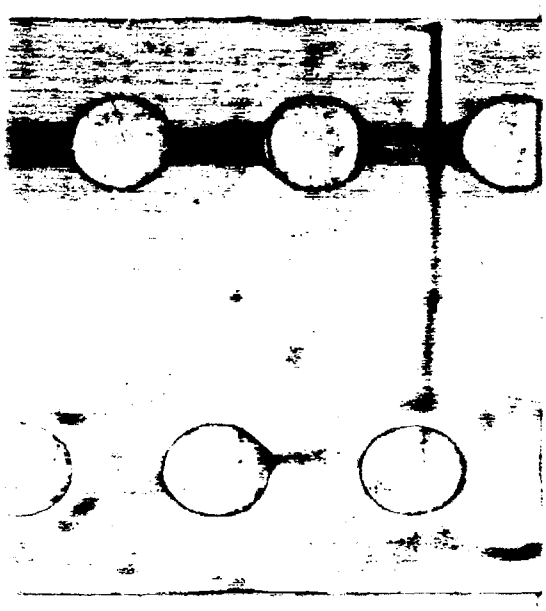
My Commission Expires: 9/26/92

IDENTIF. REFERENCE

JAN 24 10 06 AM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

8814 7





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8280 PAGE 648

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 79000.00
CON TX 260.70
PRFEE 1.00
WDEED 6.00
~~TOTAL 267.70~~
~~CHECK 267.70~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01/24/91 01 10:04 0001 7874

8817.

IDENTIF. TREFERENCE

JAN 24 10 06 AM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 391709