BOOK 8291 PAGE 079

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $105,000.00

R. Steve Sims
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF February, 1991

Notary Public

MY COMMISSION EXPIRES: 7/10/94

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
DENNEY, LACKEY & CHERNAU, 424 Church Street, Suite 1350, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patrick Embry (NAME)	BarclaysAmerican/Mortgage Corporation (NAME)	Map 104-12
1916 19th Avenue South (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 31728 (STREET ADDRESS)	Parcel 190
Nashville, Tennessee 37212 (CITY) (STATE) (P. O. ZIP)	Charlotte, NC 28231-1728 (CITY) (STATE) (ZIP)	22W-14855

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, Ralph E. Schuller and wife, Jeanne C. Schuller

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Patrick Embry and wife, Nancy Wickersham

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 the north 40 feet of Lot No. 47 and the south 20 feet of Lot No. 48 on the Plan of Christopher & Kirkman's Belmont Park Addition to Nashville, as of record in Book 57, page 158, said Register's Office.

Said parts of said lots front together 60 feet on the east side of 19th Avenue South, formerly Avondale Avenue, and runs back between parallel lines 159 feet to an alley.

LEGAL DESCRIPTION IS SAME AS PREVIOUS DEED

Being the same property conveyed to Ralph E. Schuller and wife, Jeanne C. Schuller by deed from R. Steve Sims and wife, Terry G. Sims as of record in Book 6239, page 887, Register's Office of Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

6318 02/13 0101 03CHECK 353.50

This is (X) unimproved ( ) improved property, known as 1916 19th Avenue South, Nashville, Tennessee 37212
(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 seised 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 their hand s this 11th day of February, 1991

Ralph E. Schuller

Ralph E. Schuller

Jeanne C. Schuller

Jeanne C. Schuller

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ralph E. Schuller and wife, Jeanne C. Schuller

the bargainors, 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 11th day of February, 1991.

Commission Expires 7/24/93

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___.

Commission Expires _____ Notary Public

WARRANTY DEED

FROM
Ralph E. Schuller and wife, Jeanne C. Schuller

TO
Patrick Embry and wife, Nancy Wickersham

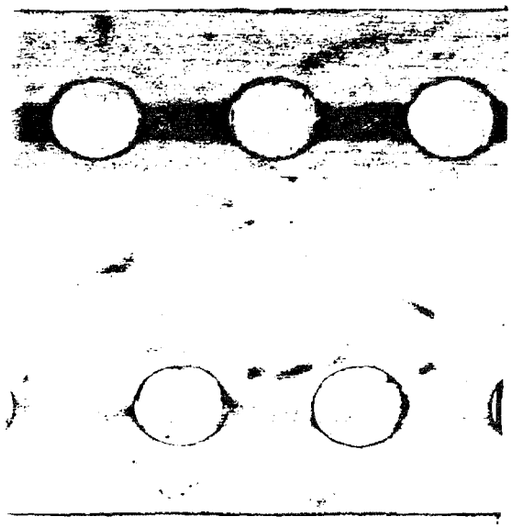
Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

92401

IDENTIF. REFERENCE

FEB 13 [illegible] '91

DAVIDSON COUNTY, TN.



OFFICIAL RECEIPT

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

RECEIVED OF _____

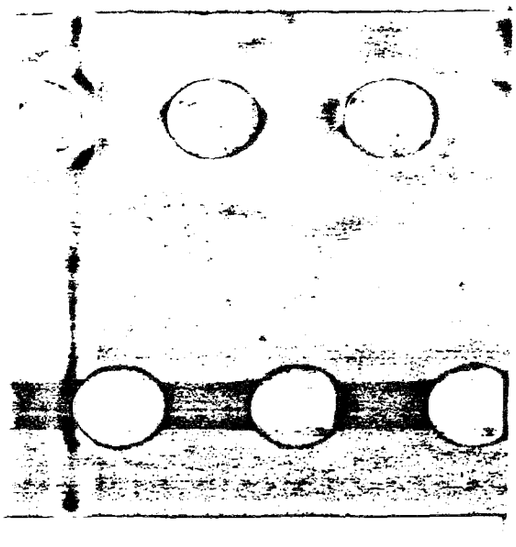
FOR _____

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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
				105000.00
				CON TX 346.50
				PRFEE 1.00
				WDEED 6.00
				TOTAL 353.50
				CHECK 353.50
02/13/91		01		10:20 0001 6318

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



92401

IDENTIF. REFERENCE

FEB 13 10 22 AM '91

FELIX Z. WILSON, II
DAVIDSON COUNTY TN.

No. 396630