BOOK 8298 PAGE 928

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

W & I Ref. (jcb) (Title No: 30644)

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 68000.00

Affiant

Sworn and subscribed before me this
22nd day of February, 1991.

Notary Public

My Comm. Expires: 9/26/92

ADDRESS NEW OWNER:
Ninez R. Giles
4012 Colorado Avenue
Nashville, TN 37209

MORTGAGEE:
Leader Federal Bank for Savings
P.O. Box 2926
Memphis, TN 38101-2926

MAP-PARCEL NUMBERS
103-4-416/25W-5595

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 **James Leroy Harris, Jr., a single person,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Ninez R. Giles,** 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 the easterly half of lot No. 41 on the Plan of West End Annex, as of record in Book 332, page 61, Register's Office for said County.

SAID part of lot No. 41 fronts 50 feet on the northerly side of Colorado Avenue, formerly Ninth Street and runs back between parallel lines 162.9 feet to an alley.

Together with an appurtenant Easement as granted in an instrument of record in Book, 8298 page 936, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Edna E. Black by deed from Annie Lou Orton of record in Book 4191, page 231, said Register's Office. Edna E. Black has since died, unmarried and intestate, on or about February 15, 1984. Wilma S. Cothron and James Leroy Harris, Jr., being her only heirs at law. Wilma S. Cothron has conveyed all her interest in subject property to James Leroy Harris, Jr. by deed of record in Book 6381, page 833, said Register's Office.

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

95255

IDENTIF. TREFERENCE

FEB 26 11 10 AM '91

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TN.

9677 02/26 0101 03CHECK 231.40

This is improved property, known as: 4012 Colorado 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 22nd day of February, 1991.

James Leroy Harris, Jr.

James Leroy Harris, Jr.

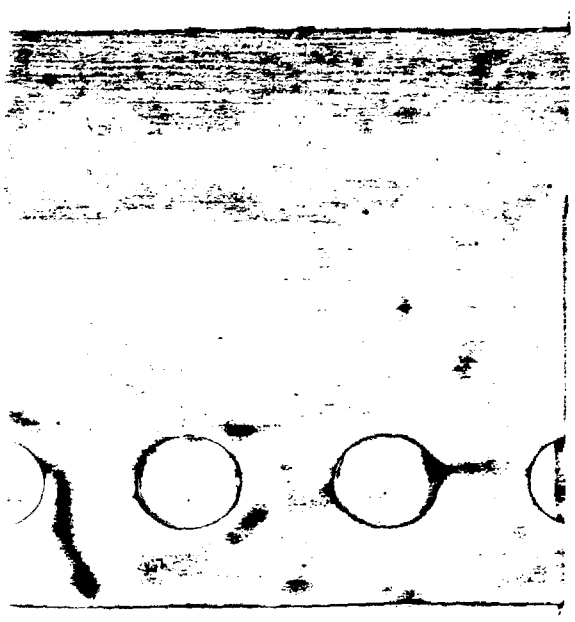
State of Tennessee
County of Davidson

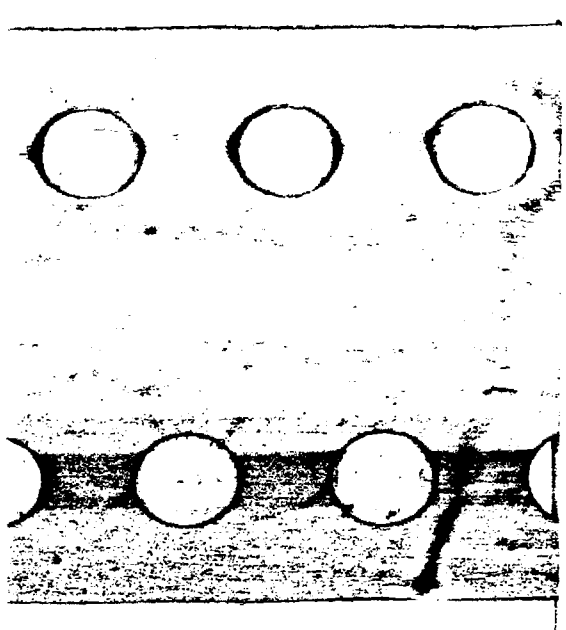
On this 22nd day of February, 1991, before me the undersigned authority, personally appeared James Leroy Harris, Jr., to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: 9/26/92

Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8298 PAGE 929

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 68000.00
CON TX 224.40
PRFEE 1.00
WDEED 6.00
TOTAL 231.40
CHECK 231.40
02/26/91 01 11:12 0001 9677

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

95255

IDENTIF. TREFERENCE

FEB 26 11 10 AM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 399928