BOOK 8312 PAGE 187 262991 Book 35

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 335,000.00

William E. Russell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF March 19 91.

Linda J. Jones
Notary Public

MY COMMISSION EXPIRES: 1-17-94
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Steltemeier & Westbrook, Attys, 2002 Richard Jones Rd., C-101, Nashville, Tn. 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William E. Russell	SAME	104-5-353
(NAME)	(NAME)	
3506 Central Avenue		
(ADDRESS)	(ADDRESS)	
Nashville, TN. 37205		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, Stephen Sirls, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William E. Russell and wife, Barbara K. Russell

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 easterly 40 feet of Lot No. 267 and the westerly 20 feet of Lot No. 268 on the Map of Richland Realty Company's Second Subdivision, Division "B" as of record in Book 332, page 92, Register's Office for Davidson County, Tennessee. Said parts of Lot Nos. 267 and 268 front together 60 feet on the northerly side of Central Avenue and run back between parallel lines 200 feet to an alley.

Being the same property conveyed to Stephen Sirls by deed from Estate of William Schlanger of record in Book 7718, page 712, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

0 U U 8 3

IDENTIF. REFERENCE

DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 3506 Central Avenue, Nashville, TN. 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 my hand on this 30th day of January, 19 91

Stephen Sirls

Stephen Sirls

STATE OF ~~TENNESSEE~~ NEW JERSEY
COUNTY OF ~~DAVIDSON~~ MORRIS

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Stephen Sirls, unmarried

the bargainor ____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 28 day of January 19 91.

Commission expires March 1, 1994

Juan Bentasa
Notary Public

State: New Jersey County: Morris

NOTARY PUBLIC OF NEW JERSEY
MY COMMISSION EXPIRES MAR. 1, 1994

STATE OF TENNESSEE
COUNTY OF

Before me, ____ a Notary Public within and for the State and County aforesaid, personally appeared ____ and ____ with whom I am personally acquainted and who upon ____ oath(s) acknowledged ____ to be the ____ and ____ respectively of the ____ the within named bargainor, and corporation, and that ____ as such ____ and ____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said ____ as such ____, and attesting the same by the said ____ as such ____.

Witness my hand and official seal at office at ____ on this the ____ day of ____ 19____.

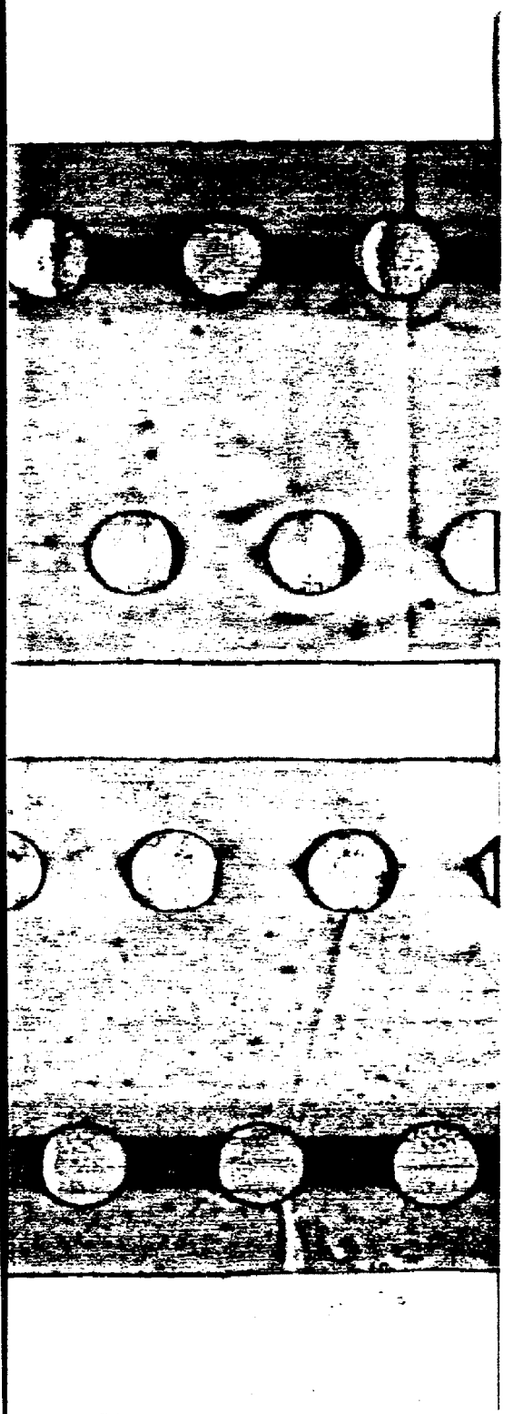
My commission expires ____

Notary Public

WARRANTY DEED
FROM
Stephen Sirls
TO

RETURN TO:
Steltemeier & Westbrook, Attys
2002 Richard Jones Rd., C-101
Nashville, Tn. 37215

4627 03/19 0101 03CHECK 1112.50



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 335000.00
CON TX 1105.50
PRFEE 1.00
WDEED 6.00
TOTAL ~~1112.50~~
CHECK ~~1112.50~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03/19/91 01 10:51 0001 4677

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IDENTIF. REFERENCE

MAR 19 10 51 AM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 405437