This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

BOOK 8349 PAGE 876

ADDRESS NEW OWNER:
Lawrence E. Lucas and Crystal Lucas
1432 Stainback Avenue
Nashville, TN 37207

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Citizens Fidelity Bank and Trust Company
c/o PNC Mortgage Servicing Company
Louisville, KY 40296

MAP AND PARCEL:
MAP 71-11
PARCEL 253
12DA-43210

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Martha Lu Beck and husband, Robert B. Beck, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Lawrence E. Lucas and wife, Crystal Lucas, as tenants by the entirety, 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:

> BEING Lot No. 192 and the northerly 10 feet of Lot No. 191, Plat of the Highland Land Co's. Subdivision, of record in Book 421, Page 14, Register's Office, Davidson County, Tennessee; and further described according to a mortgage loan inspection made by Campbell Surveying Co., Inc., 2424 21st Avenue, South, Suite 201, Nashville, TN 37212, License No. 665, dated April 16, 1991, as follows:
>
> SAID Lot No. 192 and the northerly part of Lot No. 191 front together 50.5 feet on the westerly side of Stainback Avenue and run back between parallel lines, 175 feet to an alley in the rear.
>
> Being the same property conveyed to Martha Lu Beck, by deed from John W. Miley of record in Book 8096, Page 91, Register's Office for Davidson County, Tennessee.

Robert B. Beck herein joins to convey any and all rights and interest he may have; especially his marital rights.

This is the same description as in previous deed of record.

This is improved property known as 1432 Stainback Avenue, Nashville, TN 37207.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Lawrence E. Lucas and wife, Crystal Lucas, their heirs and assigns, forever; and we, Martha Lu Beck and husband, Robert B. Beck 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 8th day of May, 1991.

Martha Lu Beck

Martha Lu Beck

Robert B. Beck

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

1135 05/10 0101 03CHECK 155.17

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Martha Lu Beck and husband, Robert B. Beck 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 Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 8th day of May, 1991.

NOTARY PUBLIC

My Commission Expires: 5-22-93

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 44,900.00.

Lawrence E. Lewis

AFFIANT

Subscribed and sworn to before me this 8th day of May, 1991.

NOTARY PUBLIC
My Commission Expires: 5-22-93

1357U

IDENTIF. REFERENCE

MAY 10 1 02 PM '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	44900.00
CON TX	148.17
PRFEE	1.00
WDEED	6.00
TOTAL	155.17
CHECK	155.17

05/10/91 01 13:02 0001 1185

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

13570

IDENTIF. TREFERENCE

MAY 10 1 02 PM '91

FELIX Z. WILSON, II
DAVIDSON COUNTY TN.

No. 420813