File Box 40

FORM NO. WD-1

BOOK 8398 PAGE 214

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $200,000.00

Edward Jaskulski
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF July, 1991.

Johnnie A. Thomas Parker
Notary Public

MY COMMISSION EXPIRES: 1-23-94
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Dewey Pedigo, Jr., Attorney, 301 Stahlman Bldg., Nashville, Tennessee. 37201
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
Edward Jaskulski, et ux (NAME)	(NAME)	Map 93-12
5125 Celebration Way (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	Parcel 43
Nashville, Tennessee. 37211 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	14W-06305

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, JAMES E. GHEE AND WIFE, SIDNA J. GHEE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO EDWARD JASKULSKI AND WIFE, LAURA JASKULSKI

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 Lot No. 45 on the Plan of Pageot's Village, as of record in Book 21, page 82, Register's Office for Davidson County, Tennessee.

Said Lot No. 45 fronts 50 feet on the south side of Sycamore Street (now Willow Street) and runs back between parallel lines 170 feet, more or less, to an alley.

Being the same property conveyed to James E. Ghee and wife, Sidna J. Ghee by deed from Dewey Pedigo, Jr., Trustee of record in Book 8384, page 772, said Register's Office.

The above described property is conveyed subject to the following:

1. 1991 Land Taxes, which have been prorated this date, and are assumed by the Grantees.

2. Right of redemption by the IRS/United States of America under liens of record in Book 8279, page 315 and Book 8353, page 613, Register's Office for Davidson County, Tennessee.

3. Right of redemption by the State of Tennessee under a lien of record in Book 8274, page 205, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 57 Willow Street, Nashville, Tennessee. 37210
(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 our hands this 12th day of July, 1991

James E. Ghee
JAMES E. GHEE

Sidna J. Ghee
SIDNA J. GHEE

BOOK 8398 PAGE 215

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JAMES E. GHEE AND WIFE, SIDNA J. GHEE

the bargainor s, 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 12th day of July, 1991.

Johnni A Andrews Baker Notary Public

Commission Expires 1-23-94

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____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

JAMES E. GHEE, ET UX

TO

EDWARD JASKULSKI, ET UX

ATTORNEYS TITLE™ A Minnesota Title Company

SUITE 175 — 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

30852

IDENTIFICATION REFERENCE

JUL 15 2 04 PM '91

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

1699 07/15 0101 03CHECK 747.00



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8398 PAGE 216

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
				200000.00
				CON TX 740.00
				PRFEE 1.00
				WDEED 6.00
				TOTAL 747.00
				CHECK 747.00
07/15/91		01		14:06 0001 1699

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3 0 8 5 2

IDENTIFT REFERENCE

JUL 15 2 04 PM '91

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 440711