BOOK 8411 PAGE 603

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

W & I Ref: (ljh)
(PREPARED FROM UNVERIFIED INFORMATION FURNISHED BY THE PARTIES)
Dav. Co. File: Box 8

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 157000.00

Affiant

Sworn and subscribed before me this 31st day of July, 1991.

Notary Public

My Comm. Expires: Oct 9, 1991

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

ADDRESS NEW OWNER:
Dan Roden
316 Fairfax Avenue
Nashville, TN

MORTGAGEE:
Henry E. McCall Cathy A. McCall
2838 Woodlawn Drive
Nashville, TN 37215

MAP-PARCEL NUMBERS
104-10-0 -99.00

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 **Henry E. McCall and spouse, Cathy A. McCall,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Dan Roden and spouse, Rosemary Roden,** 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 Lot No. 54 on the Plan of Bransford Realty Company's West End Heights Subdivision, as of record in Book 332, pages 124 and 125, Register's Office for said County. Said Lot No. 54 fronts 60 feet on the northeasterly side of Fairfax Avenue and runs back between parallel lines, 195 feet to an alley.

BEING the same property conveyed to Henry E. McCall by deed from Morton B. Howell of record in Book 7552, page 80, said Register's Office. Henry E. McCall has since in order to create a tenancy by the entirety, made a reconveyance of his interest in subject property to Henry E. McCall and wife, Cathy A. McCall by Quitclaim deed of record in Book 8044, page 69, said Register's Office.

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

3.5.9.3.8.

IDENTIFICATION REFERENCE

AUG 1 3 10 PM '91

FELIX Z. WILSON III REGISTER DAVIDSON COUNTY, TN

9888 08/01 0101 03CHECK 587.90

This is improved property, known as: 316 Fairfax Avenue, Nashville, TN

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 31st day of July, 1991.

Henry E. McCall

Cathy A. McCall

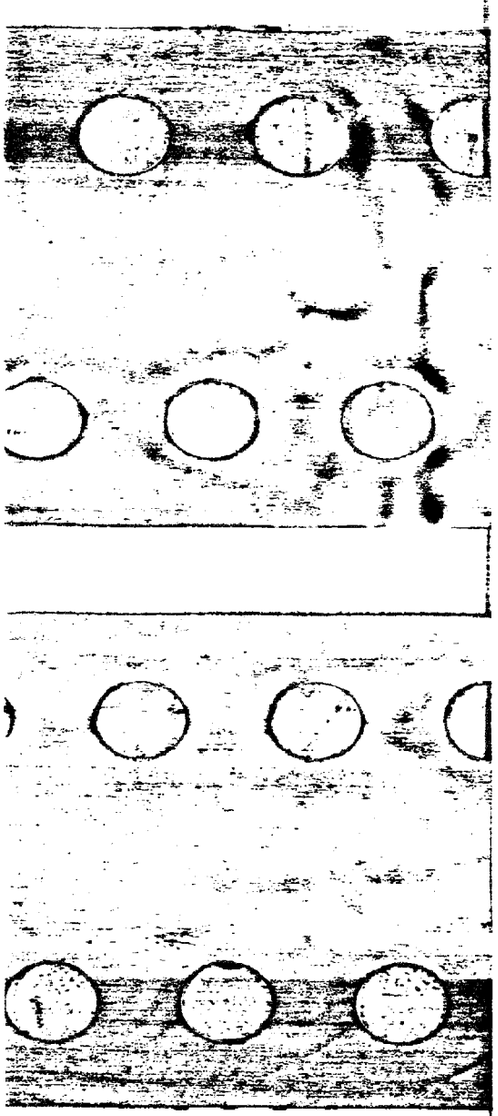
State of Tennessee
County of Davidson

On this 31st day of July, 1991, before me the undersigned authority, personally appeared Henry E. McCall and Cathy A. McCall, 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.

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: Oct 9, 1991

Notary Public



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 157000.00
				CON TX 580.90
				PRFEE 1.00
				WDEED 6.00
				TOTAL 587.90
				CHECK 587.90
08/01/91		01		15:21 0001 9888

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3.5.9.3.8.

IDENTIFICATION REFERENCE

AUG 1 3 10 PM '91

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 446487