THIS INSTRUMENT PREPARED BY:
HAYNES AND WALKER
P. O. Box 527
140 North Main Street
Goodlettsville, Tennessee 37070

BOOK 8416 PAGE 611

WARRANTY DEED

Address New Owner(s) As Follows:	Send Tax Bills To:	Map-Parcel Numbers
John B. Comer, Sr.	John B. Comer	Map 118-4
(Name)	(Name) Apt. A-6	
2120 Utopia Avenue	2929 Selena Drive	Parcel 53
(Street Address or Route Number)	(Street Address)	
Nashville, Tennessee	Nashville, TN 3721	
(City) (State) (Zip)	(City) (State) (Zip)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Feller Brown, Administrator of the Estate of Nancy Katherine (Heaton) Thomas, deceased, has this day bargained and sold, and does hereby transfer and convey unto the said John B. Comer, Sr., the Grantee herein, his (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 77 on the Map of Corinne Place, as of record in Book 332, page 1, Register's Office for said County, described as follows:

Beginning at the northwest corner of Utopia Avenue and an alley, being the southeast corner of said Lot no. 77; thence with the westerly margin of said Avenue, northwardly 50.9 feet to the corner of Lots Nos. 76 and 77; thence with the line between said two lots, westwardly 165 feet to an alley; thence with said alley, southwardly 114.8 feet to the northerly margin of the first mentioned alley; thence with the alley, eastwardly 169.7 feet to the beginning.

Being the same property conveyed to Chester D. Thomas, et ux, Nancy K. Thomas by deed from Edmon E. Conner, et ux, Evelyn Conner of record in Book 3799, page 91, Register's Office for Davidson County, Tennessee.
(The said Chester D. Thomas having predeceased Nancy K. Thomas.)

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $ 39,000.00.
Subscribed and sworn to before me this 31st day of July, 1991.
Affiant
My Commission Expires: 9/24/92.
(Affix Seal) Notary Public

This is improved property located at 2155 Utopia Avenue, Nashville, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee his (successors), heirs and assigns forever I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, his (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 this 30th day of July, 1991.

FELLER BROWN, Administrator of the Estate of Nancy Katherine (Heaton) Thomas

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Judy Collis, a Notary Public in and for said County and State, FELLER BROWN, the within named 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 Goodlettsville, Tennessee, this the 30th day of July, 1991.

NOTARY PUBLIC

My Commission Expires: 9/26/92

JUDY COLLIS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

3 7 7 1

STATE OF TENNESSEE

Aug 8 10 41 AM '91

REGISTER'S OFFICE

03-151.30 MORTGAGE TAX 80/80 APE

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8416 PAGE 646

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 39000.00
CON TX 144.30
PRFEE 1.00
WDEED 6.00
TOTAL 151.30
CHECK 151.30

08/08/91 01 10:43 0001 2049

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3 7 7 7 1

IDENTIFICATION REFERENCE

Aug 8 10 43 AM '91

No. 448617