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

File Box 24

BOOK 8432 PAGE 92

ADDRESS NEW OWNER:
Harry W. Fletcher Jr. and Christine F. Fletcher
1907 Demarius Drive
Nashville, Tennessee 37216

SEND TAX BILL:
To Owner

MORTGAGEE:

MAP AND PARCEL:
MAP 73-5
PARCEL 56
15DZ-52890

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, I, Arthur Lafayette Ferguson, Executor of the Will of Willie A. Ferguson, and with full power and authority under the Will, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Harry W. Fletcher, Jr. and wife, Christine F. Fletcher, 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. 6 on the Plan of Riverwood Heights, Section V, of record in Book 2854, page 29, Register's Office for Davidson County, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Willie A. Ferguson and wife, Fatie Lee Ferguson bydeed from E. N. Pennington and wife, Rosa Lee Pennington of record in Book 3097, Page 635, Register's Office for Davidson County, Tennessee. The said parties having since died and the property is vested in the Devisees of the Will of Willie A. Ferguson filed in the Probate Court for Davidson County, Tennessee.
>
> This is the same description as in previous deed of record.

This conveyance subject to such easements and setback lines of record in Plat Book 2854, page 29; and Certificate of Correction of record in Book 2880, page 278, Register's Office for Davidson County, Tennessee.

Taxes for 1991 have been pro-rated and assumed by Grantee(s).

This is improved property known as 1907 Demarius Drive, Nashville, TN 37216.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Harry W. Fletcher, Jr. and wife, Christine F. Fletcher, their heirs and assigns, forever; and I, Arthur Lafayette Ferguson, Executor of the Will of Willie A. Ferguson, 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.

43289

RECEIVED FOR RECORD
Aug 30 11 02 AM '91

Witness our hands this the 29th day of August, 1991.

Arthur Lafayette Ferguson (Executor)
Arthur Lafayette Ferguson, Executor
Willie A. Ferguson Estate

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Arthur Lafayette Ferguson, Executor of the Will of Willie A. Ferguson, 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 Warranty Deed for the purposes therein contained as the Executor of Will of Willie A. Ferguson. Witness my hand and official seal at Nashville, Tennessee, this the 29th day of August, 1991.

Jane W. Floyd
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 $ 52,000.00.

Harry W Hutton Jr.
AFFIANT

Subscribed and sworn to before me this 29th day of August, 1991.

Jane W. Floyd
NOTARY PUBLIC
My Commission Expires: 5/22/93

3456 08/30 0101 03CHECK 199.40

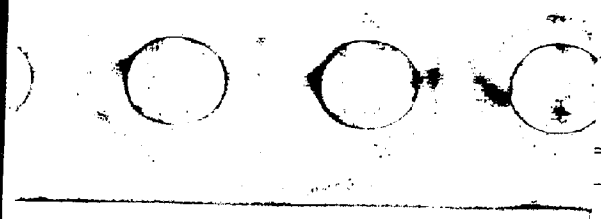


OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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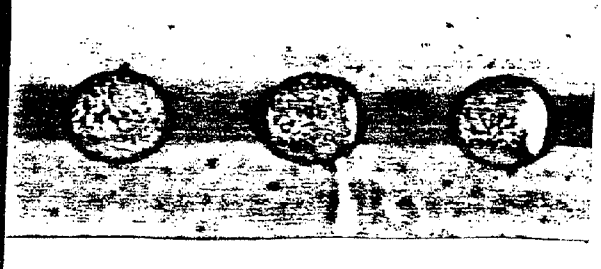
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 52000.00
CON TX 192.40
PRFEE 1.00
WDEED 6.00
TOTAL 199.40
CHECK 199.40

08/30/91 01 11:05 0001 8456

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



43289

IDENTIFICATION

AUG 30 11 02 AM '91

No. 454932