Prepared by: DAVIES CANTRELL HUMPHREYS & McCOY
P. O. Box 2726
Nashville, TN 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON _)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $225,000.00.

AFFIANT

Subscribed and sworn to before me this the 24 day of October 1991.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 7-28-93

WARRANTY DEED

Name & Address of Property Owner	Name & Address of Entity Responsible for payment of Real Taxes	Map-Parcel Nos.
Michael Ray Anderson 4301 Hillsboro Pike Nashville, TN 37215	Same	92-16 130 and 131

For and in consideration of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, JAMES T. WALL and CATHERINE MOUNTCASTLE (divorced), hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto MICHAEL RAY ANDERSON, hereinafter called the GRANTEE, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Two parcels of land in Davidson County, Tennessee, to wit:

PARCEL 1: Being part of Lot No. 146 shown on the map of John H. Williams subdivision of the Boyd Home Tract, as of record in Book 57, page 154, Register's Office for said County, and described as follows:

BEGINNING at a point on the easterly side of Lyle Avenue, 42 feet south of the southwest corner of Lot 15 as shown on said plan; thence easterly parallel to the south line of Lot 15, 118 feet to a point at the west margin of a 12 foot alley; thence along the margin of said alley southerly 56.6 feet to a point 41.3 feet north of the north margin of a 12 foot alley; thence westerly parallel to the first above mentioned line, 118 feet to the easterly margin of Lyle Avenue; thence with said Avenue northerly 56.6 feet to the beginning.

PARCEL 2: Being part of Lot No. 146 on the map of John H. Williams Subdivision of the Boyd Home Tract, as of record in Book 57, page 154, Register's Office for said County, and described as follows:

BEGINNING at a point on the easterly margin of Lyle Avenue, 160 feet north of the northeast corner of said Avenue and Broadway; thence with said Avenue northerly 66.9 feet; thence at right angles to said Avenue easterly 118 feet to the westerly margin of an alley; thence with said alley, southerly 41.3 feet to a turn in said alley; thence with the northerly margin of said alley, westerly 120.5 feet to the beginning.

BEING the same property conveyed to James T. Wall, III, by Catherine Mountcastle as of record in Book 6374, page 584, Register's Office for Davidson County and further, being the

same property subject to the terms and conditions set forth in the Final Divorce Decree of record in Book 6949, page 451, Register's Office for Davidson County.

This is improved property, known as 114-118 Lyle Avenue, Nashville, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said GRANTEE, his heirs and assigns, forever; and we do covenant with the said GRANTEE 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 GRANTEE, his 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 24 day of October, 1991.

JAMES T. WALL

CATHERINE MOUNTCASTLE

Catherine Mountcastle Wall

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before, CAROL L. McCoy, a Notary Public in and for said County and State, the within named JAMES T. WALL, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 24 day of October, 1991.

Carol L McCoy
NOTARY PUBLIC
MY COMMISSION EXPIRES: 7-24-93

5912 6 NO TAX REFERENCE 3 31 PM '91

5921 11/01 0101 03CHECK 839.50

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before, CAROL L. McCoy, a Notary Public in and for said County and State, the within named CATHERINE MOUNTCASTLE, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 1st day of October 1991.

Carol L McCoy
NOTARY PUBLIC
MY COMMISSION EXPIRES: 7-24-93

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before, Carol L McCoy, a Notary Public in and for said County and State, the within named Catherine Mountcastle Wall, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and seal at Nashville, Tennessee, this 1st day of October, 1991.

Carol L McCoy
Notary Public
My Commission expires: 7-24-93

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

RECEIVED OF _____

FOR _____

BOOK 8477 PAGE 737

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	225000.00
CON TX	832.50
PRFEE	1.00
WDEED	6.00
TOTAL	839.50
CHECK	839.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 11401 01 15933 0001 5921

5.9129

IDENTIFICATION REFERENCE

Nov 1 3 31 PM '91

No. 473076