File Box 43

GENERAL WARRANTY DEED

FROM:
W. T. FULLER, d/b/a
TED FULLER ENTERPRISES

TO:
AL JOLSON ENTERPRISES, INC.

THIS INSTRUMENT PREPARED BY:
TAYLOR, PHILBIN, PIGUE,
MARCHETTI & LONG
One Union Street
Nashville, TN 37201

BOOK 8508 PAGE 884

Address New Owner(s)	Mortgagee	Map Parcel Number(s)
AL JOLSON ENTERPRISES INC. 116 17th Avenue South Nashville, TN 37203	SAME	92-16-230 10W-05505

Send Tax Bills to: Owner: X
Mortgagee: _____

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, **W. T. FULLER, d/b/a TED FULLER ENTERPRISES** ("Grantor") has bargained and sold, and by these presents does transfer and convey unto **AL JOLSON ENTERPRISES, INC.** ("Grantee"), his heirs and assigns, a certain tract or parcel of land in **DAVIDSON** County, Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 223 of McNairy's Plan of West Nashville Lots of record in Minute Book C, Pages 136 and 137, Chancery Court, at Nashville and described as follows:

BEGINNING at the northeast corner of 17th Avenue South and a 10 foot alley, being 137-1/2 feet, more or less, southerly from the southerly margin of McGavock Street; thence from the easterly margin of 17th Avenue South, northerly 50 feet to a point; thence easterly 95 feet, more or less, to the property now owned by Mildred H. Lackey and Rebecca B. Riddle; thence with the westerly margin of the property owned by the said Lackey and Riddle southwardly 50 feet, more or less, to the northerly margin of an alley; thence with the margin of said alley westwardly 93.6 feet to the point of the beginning.

BEING the same property conveyed to W. T. Fuller, d/b/a Ted Fuller Enterprises by deed from Rose Mary W. Gregory of record in Book 6753, Page 954, Register's Office for Davidson County, Tennessee.

IT IS AGREED AND UNDERSTOOD that the above named Grantee assume and agree to pay the remaining unpaid balance on a Promissory Note secured by a deed of trust of record in Book 6753, Page 957, said Register's Office payable according to the terms and conditions therein.

THIS conveyance is made subject to an Installment Deed of record in Book 4993, Page 381 and re-recorded in Book 4995, Page 727, Register's Office for Davidson County, Tennessee.

This is improved property also known as **116 17th Avenue South, Nashville, Davidson County, Tennessee.**

This instrument Prepared By:

This conveyance is subject to any recorded Declaration of Protective Covenants, Conditions, or Restrictions, and any easements of Plat affecting said property which are of record in said Register's Office.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest thereto belonging to Grantee, his heirs and assigns, forever. Grantor covenants that, subject to the matters set forth above, Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and that same is unencumbered.

Grantor further covenants and binds himself and his successors and assigns to warrant and forever defend the title to said land to Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever except claims arising out of the matters set forth above.

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.

IN WITNESS WHEREOF the Grantor has caused this Deed to be executed this **13th** day of **December, 1991.**

(s) T Fuller

W. T. FULLER, d/b/a TED FULLER ENTERPRISES

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, **the undersigned** a Notary Public in and for said County and State, the within named **W. T. FULLER, d/b/a TED FULLER ENTERPRISES** the bargainor(s), 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 **NASHVILLE, DAVIDSON COUNTY**, Tennessee, this **13th** day of **December, 1991.**

Jill B. Frey

NOTARY PUBLIC

JILL B. FREY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:

11-21-92

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property conveyed (whichever is greater) is **$150,000.00.**

Affiant Fuller

AFFIANT

Sworn to and subscribed before me this **13th** day of **December, 1991.**

Jill B. Frey

NOTARY PUBLIC

JILL B. FREY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:

11-21-92

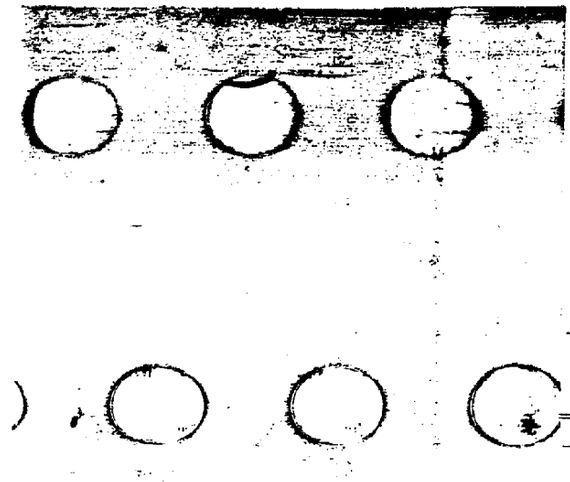
6.9 8.3.2

IDENTIFICATION REFERENCE

Dec 16 1 32 PM '91

2933 12/16 0101 03 CHECK 562.00

This instrument Prepared By:
I
-
O
N



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

RECEIVED OF _____

FOR _____

BOOK 8508 PAGE 886

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 150000.00
CON TX 555.00
PRFEE 1.00
WDEED 6.00
TOTAL 562.00
CHECK 562.00
12/16/91 01 13:32 0001 2933

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6.9.8.3.2.

IDENTIFICATION REFERENCE

DEC 16 1 32 PM '91

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY

No. 485453