THIS INSTRUMENT PREPARED BY:
PAUL TOBY HOUSCH, ESQ.
211 Third Ave.North
Nashville, Tennessee 37219

BOOK 8553 PAGE 832

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBER
Catherine V. Quinn and Carroll V. Wallace (NAME)	Same (NAME)	Map 105-9
3423 Hampton Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 14
Nashville, TN 37215 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged and as part of the consideration the Grantees hereby assume the existing Deed of Trust of record in Book 7764, Page 347, RODC, Helen B. Jean, unmarried by these presents *Dollars,*

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

have this day bargained and sold, and do hereby transfer and convey unto ~~all of my interest, being~~ a one-half (1/2) undivided tenant in common interest unto the said Catherine V. Quinn and Carroll V. Wallace, as tenants in common, *the Grantees herein, their (successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

BEING Lot No. 8 and the South 25 feet of Lot No. 7, Belmont Land Company's Subdivision of Lot 63 through 64 of the O.B. Hayes Addition, described according to a survey by R.L. Montoya, dated August 17, 1978, and further described according to a survey by John Kohl dated October 29, 1979 as follows:

BEGINNING at an iron pin in the east margin of Fifteenth Avenue South, said point being the common corners of Lots Nos. 9 and 8; thence with the margin of Fifteenth Avenue South, North 1 deg. 13 min. 39 sec. East 45.77 feet to an iron pin; thence around a curve to the right, 42.14 feet to a point; thence along the southerly margin of Belcourt Avenue, South 82 deg. 11 min. East 104.27 feet to an iron pin; thence around a curve to the right, 29.12 feet to a point; thence South 1 deg. 13 min. 39 sec. West 54.70 feet to an iron pin; thence North 82 deg. 40.min. 32 sec. West, 150.0 feet to the point of beginning, containing 0.23 acres, more or less.

BEING the same property conveyed to Helen B. Jean and George VanEchop by Warranty Deed from C.E. Cockran, unmarried, of record in Book 7521, Page 634, Register's Office for Davidson County, Tennessee.

Grantees jointly hereby assume and agree to pay the unpaid balance on the existing mortgage of record in the Deed of Trust, Book 7764, Page 347, Register's Office of Davidson County, and further hereby assumes the obligations under the terms of the instrument creating said Deed of Trust, **

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 45,000.00

Subscribed and sworn to before me this the 19th *day of* February 1992

My commission expires: 28 May 1995 *(Affix Seal)*

Affiant Catherine V. Quinn

Notary Public Paul Toby Housch

This is improved (X) *unimproved* ( ) *property, known as* 1800 15th Avenue South, Nashville, TN 37212
(House Number) (Street) P.O. Address: (City or Town)

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

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (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 our hands this 19th *day of* February *19* 92 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Catherine V. Quinn
CATHERINE V. QUINN-GRANTEE

Carroll V. Wallace
CARROLL WALLACE-GRANTEE

Helen B. Jean
HELEN B. JEAN, UNMARRIED-GRANTOR

* said Deed of Trust having been assigned to Marine Midland Bank N.A. by instrument of record in Book 7957, Page 698, in said Register's Office. This conveyance subject to such easements, set back lines and restrictive covenants of record in Register's

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Catherine V. Quinn and Carroll V. Wallace Helen B. Jean, unmarried, *the within named bargainor*, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 19th *day of* February, 1992.

Commission expires 28 May 1995 — *Notary Public*

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of the State and County aforesaid, personally appeared* _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* _____ *self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____ *he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____ *self as* _____.

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

_____ *Notary Public*

Commission expires _____

2683 02/20 0101 03CHECK 173.50

PICK-UP

DAVIDSON COUNTY, TN
FEB 20 10 12 AM '92

IDENTIFICATION REFERENCE

85491

WARRANTY DEED

FROM

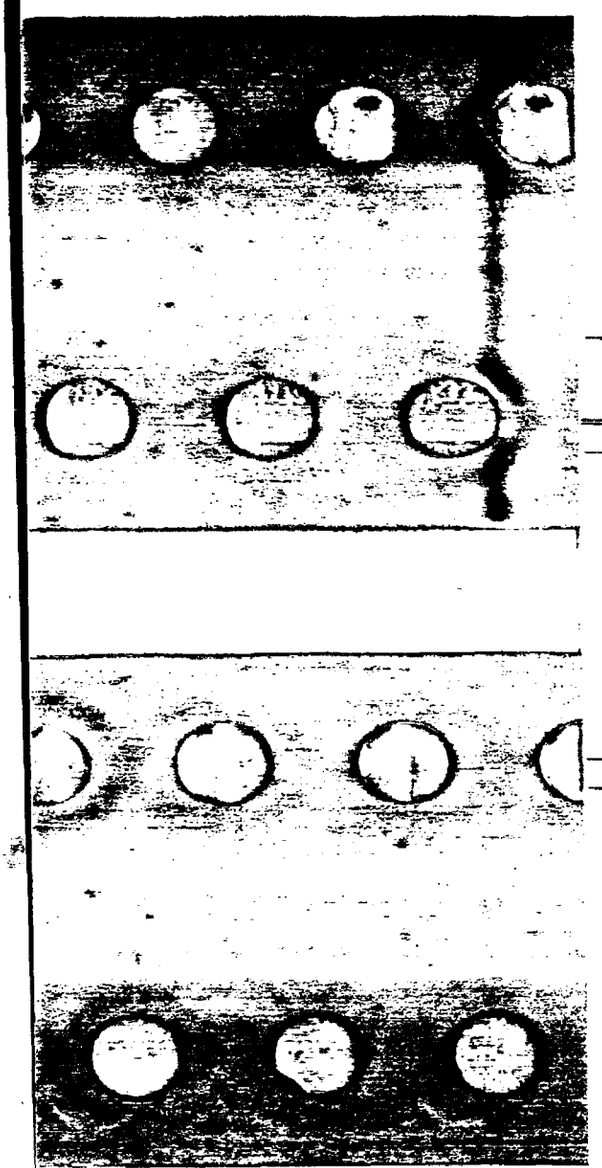
Helen B. Jean, Unmarried

TO

Catherine V. Quinn and

Carroll V. Wallace

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238



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 45000.00
CON TX 166.50
PRFEE 1.00
WDEED 6.00
TOTAL 173.50
CHECK 173.50

02/20/92 01 10:12 0001 2683

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8549 1

IDENTIFICATION REFERENCE

FEB 20 10 12 AM '92

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 503237