86530

IDENTIF. REFERENCE

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (DMS)
2700 First American Center
Nashville, Tennessee 37238

FEB 24 2 57 PM '92

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TN.

GENERAL WARRANTY DEED

Address New Owner(s):	Send Tax Bills To	Map-Parcel Number(s):
V. Rao Manyam & Lyla K. Manyam 2143 Belcourt Avenue Nashville, TN 37212	SAME	Map 104-7 Parcel 516

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, A, H & R REALTY COMPANY ("Grantors") have bargained and sold, and by these presents do transfer and convey unto V. RAO MANYAM and wife, LYLA K. MANYAM (collectively the "Grantees"), their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being the westerly 59 feet 6 inches of Lot No. 8 on the Plan of E.C. Scruggs Subdivision of the John C. Burch Orchard Tract, and the Read Tract, as of record in Book 57, page 114, Register's Office for said County.

Said part of Lot No. 8 fronts 59 feet 6 inches on the southerly side of Belcourt Avenue (formerly Carlton Avenue) and runs back between parallel lines 138 feet, more or less, to an alley.

Being the same property conveyed to Grantors by deed of record in Book 6644, page 301, said Register's Office.

This is improved property known as 2143 Belcourt Avenue, Nashville, Tennessee.

Said property is conveyed subject to the following matters:

1. Metro taxes for 1992, a lien, but not yet due and payable.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title, and interest thereto belonging to Grantees, their heirs and assigns, forever. Grantors covenant that, subject to the matters set forth above, Grantors are lawfully seized and possessed of said land in fee simple, have good right to convey it, and that same is unencumbered.

Grantors further covenant and bind themselves and their heirs and representatives, to warrant and forever defend the title to said land to Grantees, their 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 shall include the plural and the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the undersigned has executed, or caused to be executed, this instrument for the purposes set forth above.

A, H & R REALTY

By: _____
Kenneth C. Adkisson, Partner

By: _____
Mark H. Harrison, Partner

By: _____
Stephen Rick, Partner

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared KENNETH C. ADKISSON, MARK H. HARRISON and STEPHEN RICK, respectively, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged themselves to be partners of A, H & R REALTY COMPANY, the within named bargainor, a general partnership, and that they as such partners executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by themselves as partners.

WITNESS my hand and seal this 21st day of February, 1992.

Christy C. Ballenstein
Notary Public

My Commission Expires:
5-28-95

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property conveyed (whichever is greater) is $312,000.

_____
Affiant

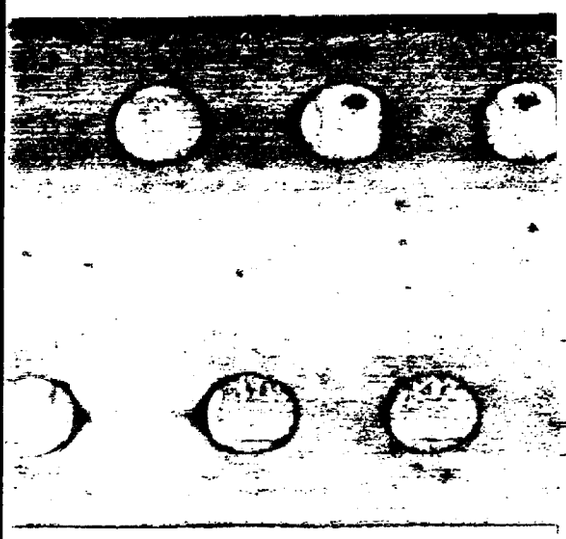
Sworn to and subscribed before me this 24th day of February, 1992.

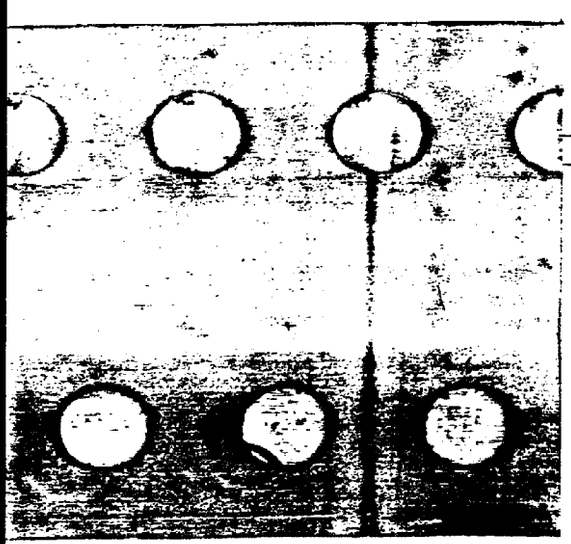
Christy C. Ballenstein
Notary Public

My Commission Expires:
5-28-95

119089

357'S 02/24 0101 03CHECK 1161.40





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

RECEIVED OF _____

FOR _____

BOOK 8556 PAGE 735

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
312000.00
CON TX 1154.40
PRFEE 1.00
WDEED 6.00
TOTAL 1161.40
CHECK 1161.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/24/92 01 14:57 0001 3875

86530

IDENTIF. REFERENCE

FEB 24 2 57 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 504410