File Box 35 BOOK 8570 PAGE 887

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 112,881.19

Subscribed and sworn to before me, this the 14th day of December 19 91

My Commission expires: 11-21-92
(Affix Seal)

Affiant Ernest M. Black Jr. Robert Greene

Notary Public

NOTARY PUBLIC LARGE STATE OF TENNESSEE

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY: ROBERT GREENE, ATTORNEY	
619 Woodland Street, Nashville, Tennessee 37206	
ADDRESS OF NEW OWNER: Ernest M. Black & Varshelo Owens	SEND TAX BILLS TO: Same
401 Wimpole Drive (Name)	(Name)
Nashville, Tennessee, 37211 (Street Address)	(Street Address)
(City) (State) (Zip Code)	(City) (State) (Zip Code)
MAP & PARCEL NO. 93-15-314	FIELD BOOK NO. 15W-08075

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION; THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Thomas W. Claybrooks, Thomas W. Claybrooks, Jr. and Michael Claybrooks

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Ernest M. Black and Vashelo Owens

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF MARKED EXHIBIT "A"

9106.4

IDENTIFICATION REFERENCE

MAR 10 11 07 AM '92

DAVIDSON COUNTY, TN

430.73

THIS IS ____ IMPROVED PROPERTY KNOWN AS 201 Lafayette Street, Nashville, TN

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estate title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever, and we 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 in 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 number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders

Witness our hand S this 25th day of January 19 92

Thomas W. Claybrooks

Thomas W. Claybrooks, Jr.

Michael Claybrooks

State of Tennessee
County of Davidson

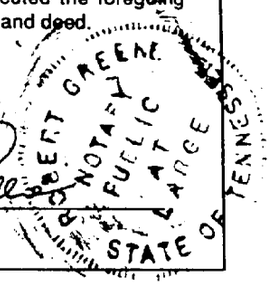
BOOK 8570 PAGE 888

On this 25th day of January, 19 92, before me personally appeared Thomas W. Claybrooks, Thomas W. Claybrooks, Jr. & Michael Claybrooks to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

11-21-92

Notary Public



State of Tennessee
County of _____

On this _____ day of _____, 19 _____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

Notary Public

WARRANTY DEED

State of Tennessee
County of _____

On this _____ day of _____, 19 _____, before me personally appeared _____ to me known or proved to me on the basis of satisfactory evidence to be the person who executed the foregoing instrument in behalf of _____ and acknowledged that _____ executed the same as the free act and deed of _____.

Witness my hand and official seal.
My commission expires:

_____

Notary Public

State of Tennessee
County of _____

Before me, _____ personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged _____ to be president (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that _____ as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ as _____.

Witness my hand and official seal.
My commission expires:

_____

Notary Public

EXHIBIT "A"

The property of the City of Nashville, Tennessee, located on the south side of the proposed Lafayette Street Extension in Nashville, Davidson County, TN being parts of lots 16, 17 and 18, McGehee Addition, more fully described as follows:

Beginning at the intersection of the southern margin of the proposed Lafayette Street Extension and the eastern margin of Alley No. 148 (alley between 2nd and 3rd Aves. South); thence in an easterly direction with the southern margin of the proposed Lafayette Street Extension 105 feet, more or less, to the eastern margin of the lot or tract of land of the City of Nashville, same being the common line between the property of the City of Nashville and the Standard Oil Co. of Louisiana; thence in a southwesterly direction with the common line between the properties of the City of Nashville and the Standard Oil Co. of Louisiana 31 feet, more or less, to a point; thence in a southeasterly direction with the above described line 15 feet, more or less, to a point; thence in a southwesterly direction with the above described line 36 feet, more or less, to the eastern margin of Alley No. 148 (alley between 2nd and 3rd Aves. South); thence in a northwesterly direction with the eastern margin of Alley No. 148, 96 feet, more or less, to the southern margin of the proposed Lafayette Street Extension, being the point of beginning, as it appears upon the plans of the State of Tennessee, Dept. of Highways and Public Works, Bureau of Engineering, designated S. H. Federal Aid Project No. 56, Section D-(3) sheet no. 7, Fiscal Year 1942, (Revised 8-19-44), approved July 1944, unrecorded.

Also, the south 15 feet of the east 100 feet of the north half of Lot 18 of McGehee's Addition to Nashville, as shown on plat in Minute Book A, page 368, of the Chancery Court of Davidson County, TN, said tract hereby conveyed being more particularly described as commencing at a point on the west line of Second Ave. (formerly Market Street) 92 feet north of the north line of a 20 ft. alley (commonly known as Hill's Alley); thence west parallel with the north line of Hill's Alley 100 feet; thence north parallel with 2nd Ave. 15 feet; thence east parallel with the north line of Hill's Alley, 100 feet; thence south along the west line of 2nd Ave., 15 feet to the point of beginning, being the same property conveyed to the said Maude L. Flein by L.M. Klein, by deed of November 17, 1913 and of record in the Office of the Register of said County in Book 447, page 102. Commencing at a point on the west line of 2nd Ave. South, formerly Market Street, 40 feet 5 1/2 inches north of the north line of a 20 foot alley, known as Hill's Alley; thence west parallel with said north line 135 feet, more or less, to a 10 foot alley; thence north along the east line of said 10 foot alley 51 feet 6 1/2 inches; thence east parallel with the north line of Hill's Alley 135 feet, more or less, to the west line of 2nd Ave. South; thence south along the west line of 2nd Ave. South 51 feet 6 1/2 inches to the point of beginning.

Being the same property conveyed to M.B. Derryberry, of the said first party, by C.C. Derryberry and wife, by deed of May _____, 1923, of record in the office of the Register of said County in Book 620, page 759.

Also, all of the lot 20 and the south 8 feet, 5 1/2 inches of Lot 19 of McGehee's Addition to the City of Nashville, as shown on the plat in Minute Book A, page 368, of the Chancery Court of Davidson County, TN, said tract hereby conveyed being more particularly described as commencing at a point where the west line of 2nd Ave. South, formerly Market Street, intersects the north line of a 20 foot alley (known as Hill's Alley) said point of beginning being the southeast corner of said lot 20; thence north along the west line of 2nd Ave. South 40 feet 5 1/2 inches to a point; thence west, parallel with the north line of said alley 135 feet, more or less, to a 10 foot alley; thence south along the east line of said 10 foot alley 40 feet 5 1/2 inches to the north line of said 20 foot alley; thence east along the north line of said 20 foot alley 135 feet, more or less, to the point of beginning. Being the same land conveyed to us, the said first parties, by K.S. Howlett and wife, Maxie P. by deed of October 15, 1923 and of record in the office of the Register of said County in Book 623, page 81.

Less that part deeded to the City of Nashville on October 8, 1930, for street purposes, more particularly described as follows:

Beginning at a point on the west line of said Second Avenue, South forty feet north from the southwest corner of Petway Street and Second Avenue, South, as defined by the north face of a brick store house fronting Second Avenue, South and adjacent to the south line of said Petway Street; from thence extending westerly along a straight line 40 feet north of and parallel with the south line of said Petway Street 135 feet, more or less, to the east line of public alley No. 148; from thence extending southerly along the east line of said alley No. 148, 3.1 feet to a point on the back line of a 7 foot wide concrete sidewalk extending along with north side of Petway Street between said alley and Second Avenue, South; from thence extending easterly along the north line of said Petway Street as defined and established by the back line of the concrete sidewalk now in place therealong, 135 feet, more or less, to the point of intersection of the west line of said Second Avenue, South, with the back line of said concrete sidewalk and which point is 37.31 feet, north from the south line of said Petway Street; from thence extending northerly along the west side of Second Avenue, South, 2.69 feet to the point of beginning, and has an area of approximately 435 feet.

Being the same property conveyed to Thomas W. Claybrooks, Thomas W. Claybrooks, Jr., and Michael Claybrooks, as tenants in common by deed from Joe E. Seibert and wife Lucille C. Seibert of record in Book 7332, page 216, Register's Office for Davidson County, Tennessee.

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

RECEIVED OF _____

FOR _____

BOOK 8570 PAGE 891

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
112881.19
CON TX 417.73
PRFEE 1.00
WDEED 12.00
TOTAL 430.73
CHECK 430.73

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03/10/92 01 11:07 0001 4936

9.1:0.6.4

IDENTIFICATION REFERENCE

MAR 10 11 07 AM '92

FELIX Z. WILSON, REGISTER OF
DAVIDSON COUNTY, TN

No. 509399