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Mail

THIS INSTRUMENT PREPARED BY:

WATTS & UNDERWOOD, ATTORNEYS
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 60,800.00.

Kimberly Petty
Affiant

Subscribed and sworn to before me this 24th day of May, 1992.

Notary Public

My Commission Expires: 10-25-94

1: 5247

IDENTIF. TREFERENCE

JUN 2 9 25 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

Address New Owner:	Send Tax Bills to:	Map & Parcel Nos.
KIMBERLY PETTY and JEAN L. TALTON 204 Fall Street Nashville, Tennessee 37206	FIRST TENNESSEE BANK P.O. Box 1000 Dept. 47 Memphis, Tennessee 38148	MAP 83-06 PARCEL 190

6684 06/02 0101 03CHECK 231.96

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of SIXTY THOUSAND EIGHT HUNDRED AND 00/100 ($60,800.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, I, **RONALD E. UNDERWOOD, unmarried,** hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **KIMBERLY PETTY and JEAN L. TALTON, both unmarried, as Joint Tenants With Rights of Survivorship,** hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING the westerly 1/2 of Lot No. 11 on the Plan of Sneed and Hamilton's Resubdivision of certain lots in Brownsville, of record in Book 161, page 149, Register's Office for Davidson County, Tennessee.

SAID part of Lot No. 11 fronts 50.0 feet on the southerly side of Fall Street and extends back between parallel lines 130.0 feet to an alley.

BEING the same property conveyed to Ronald E. Underwood by deed from Jack F. Kemp, Secretary of Housing and Urban Development, of record in Book 8271, page 207, Register's Office for Davidson County, Tennessee.

This is improved property known as 204 Fall Street, Nashville, Tennessee 37206.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever.

GRANTOR COVENANTS with the said GRANTEES that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantees.

2. Matters shown on the Plan of Sneed and Hamilton's Resubdivision of certain lots in Brownsville, of record in Book 161, page 149, Register's Office for Davidson County, Tennessee.

GRANTOR FURTHER COVENANTS and binds himself, his 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.

IN WITNESS WHEREOF I have hereunto set my hand on this the 24th day of May, 1992.

Ronald E Underwood
RONALD E. UNDERWOOD

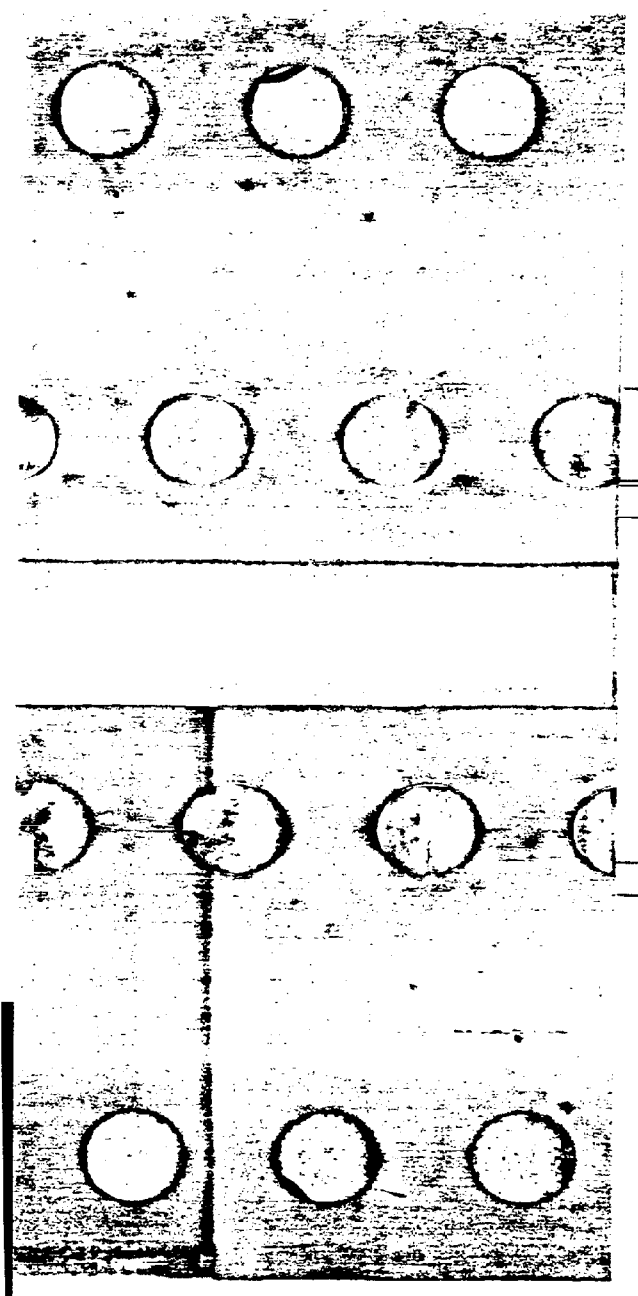
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named RONALD E. UNDERWOOD, the bargainor, 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 this 24th day of May, 1992.

Notary Public

My Commission Expires:
1-23-94



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	60800.00
CON TX	224.96
PRFEE	1.00
WDEED	6.00
TOTAL	231.96
CHECK AMT.	231.96

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/02/92 01 09:22 0001 6684

I: 52 47

IDENTIF. TREFERENCE

JUN 2 9 25 AM '92

FELIX Z. WILSON JR.
DAVIDSON COUNTY TN

No. 536489