BOOK 8676 PAGE 614

WARRANTY DEED

FROM: Patrick B. and Tammy W. Howell

TO: Charles M. and Dorothy A. Greene

THIS INSTRUMENT PREPARED BY:
A. Harrison Johnson, Jr., Esquire
A. Harrison Johnson, Jr., P.C.
2021 Richard Jones Road, Suite 230
Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles M. and Dorothy A. Greene	SAME	130-15-0 037
(NAME)	(NAME)	
2808 Hemingway Drive		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $137,500.00.

Subscribed and sworn to before me, this the 15th day of July, 1992.

Affiant

My Commission Expires: May 28, 1995
(Affix Seal)

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

(FOR REGISTER'S USE)

FOR AND IN CONSIDERATION of the sum of TEN AND 00/100 ($10.00) DOLLARS and other good and valuable considerations, cash in hand paid by CHARLES M. GREENE AND WIFE, DOROTHY A. GREENE, (the "Grantees" herein), the receipt whereof is hereby acknowledged, the undersigned Grantors, PATRICK B. HOWELL AND WIFE, TAMMY W. HOWELL, (the "Grantors" herein), have bargained and sold, and by these presents do transfer and convey unto the said Grantees, CHARLES M. GREENE AND WIFE, DOROTHY A. GREENE, their heirs and assigns, certain real estate in Davidson County, Tennessee, being more particularly described as follows, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Tyne Meade, Block H, Section III, of record in Book 1424, Pages 12, 13 and 14, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 2 fronts 210.3 feet on the northeasterly margin of Hemingway Drive and extends back 220.0 feet on the southeasterly line and 220.0 feet on the northwesterly line to a dead line in the rear, measuring 217.5 feet thereon.
>
> Being the same property conveyed to Patrick B. Howell and wife, Tammy W. Howell, by deed from Melville M. Barnes, Jr. and wife, Christine I. Barnes, of record in Book 7750, Page 353, Register's Office for Davidson County, Tennessee.
>
> The legal description and the state of title of the property have been furnished to the draftsman by the Grantors, by third parties or from the record. The draftsman assumes no liability as to the accuracy thereof.
>
> This conveyance is given subject to:

1. 1992 taxes, which have been prorated as of the date hereof and assumed by Grantees.

2. All matters shown on the Plan of record in Book 1424, Pages 12 and 14, in said Register's Office, shows an owner's certificate, a 75' minimum building setback line from Hemingway Drive and a 10' easement for public utility purposes along the rear line of said lot.

This is improved property known as 2808 Hemingway Drive, Nashville, Tennessee.

TO HAVE AND TO HOLD the said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees, their heirs and assigns forever.

And Grantors do covenant with the said Grantees that they are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and the same is unencumbered, except as herein set forth.

And Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said real estate to the said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS the Grantors' signatures this the 15th day of July, 1992.

PATRICK B. HOWELL

TAMMY W. HOWELL

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, PATRICK B. HOWELL AND WIFE, TAMMY W. HOWELL, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this 15th day of July, 1992.

NOTARY PUBLIC

My Commission Expires: Nov. 21, 1992

MY COMMISSION EXPIRES: _____.

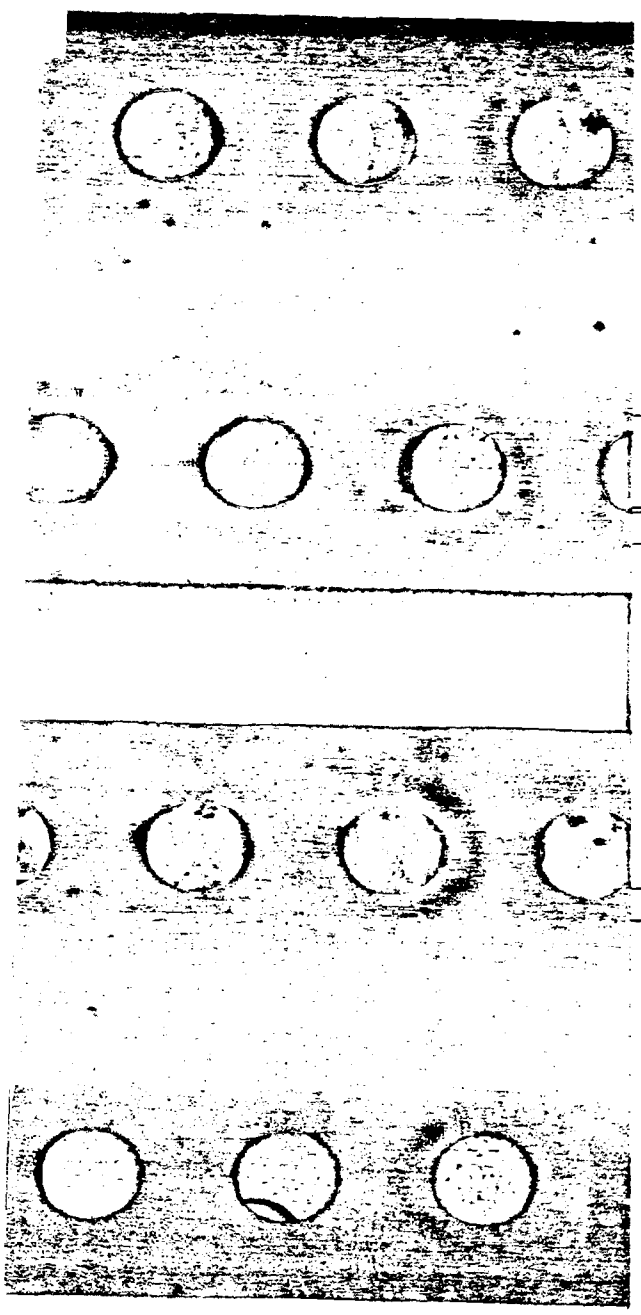
2776.9

IDENTIF. REFERENCE

JUL 15 3 59 PM '92

FELIX Z. [illegible] II REGISTER
DAVIDSON COUNTY TN

7.69 07/15 0101 03CHECK 517.75



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8676 PAGE 616

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 137500.00
CON TX 508.75
PRFEE 1.00
WDEED 8.00
TOTAL 517.75
CHECK 517.75

07/15/92 01 15:59 0001 5769

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

27.7.69

IDENTIF. REFERENCE

JUL 15 3 59 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 550508