BOOK 8697 PAGE 928

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 17,000.00

Kirk L Ursted
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF July 19 92

Jimmy A. Duncan
Notary Public

MY COMMISSION EXPIRES: 11-25-95

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Jimmy A. Duncan, Atty., 4904 Charlotte Ave., Nashville, Tn. 37209
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James P. Frisina (NAME)	SAME (NAME)	12W-485
1806 Beechwood Ave. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Map 91-16
Nashville, Tn. 37212 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Par. 66

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, John N. Eckel, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James P. Frisina and wife, Suzanne P. Frisina

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:

Land in Davidson County, Tennessee, being the westerly 9 feet of Lot No. 307 and the easterly 31 feet of Lot No. 309 of Block 13 on the Plan of Charlotte Park Company's First Addition of record in Book 57, page 103, Register's Office for said County.

Said parts of Lots Nos. 307 and 309 front together 40 feet on the northerly side of Elkins, formerly Second Avenue, and run back between parallel lines 150 feet to an alley.

Being the same property conveyed to John N. Eckel by deed from W. S. Neil and wife, Evelyeen Neil, of record in Book 4093, page 150 Register's Office for Davidson County, Tennessee.

35371

IDENTIF. REFERENCE

AUG 10 12 49 PM '92

DAVIDSON COUNTY TN.

PICK-UP

This is unimproved ( ) improved (x) property, known as 4408 Elkins Avenue, Nashville, Tennessee 37209
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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; 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 is 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 my hand this 31st day of July, 1992

John N Eckel by
Kirk L Ursted Attorney in fact.

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Jimmy A. Duncan, a Notary Public in and for said County and State, the within named Ruth E. Arnold, Attorney in Fact, for John N. Eckel

the bargainor___, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 31st day of July, 19 92.

Jimmy A. Duncan Notary Public

Commission Expires 11-25-95

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM
John N. Eckel

TO
James P. Fresina

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

90B0 08/10 0101 03CHECK 71.90

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

RECEIVED OF _____

FOR _____ BOOK 8697 PAGE 930

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 17000.00
				CON TX 62.90
				PRFEE 1.00
				WDEED 8.00
				TOTAL 71.90
				CHECK 71.90
			08/10/92 01	12:50 0001 9080

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

35371

IDENTIF. REFERENCE

AUG 10 12 49 PM '92

REGISTER OF DEEDS
DAVIDSON COUNTY TN.

No. 558878