Mail to:

This Instrument prepared by:

Joseph L. Lackey, Jr.
12th Floor First American Center
Nashville, TN 37238

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mary H. Williams & Mary E. Swope	Same	91-15-303
(NAME)	(NAME)	
4500 Dakota Avenue		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37209		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) and other good and valuable consideration

BOOK 8740 PAGE 40

James W. Larkins, Edward W. Larkins, Nancy L. Richardson, Judy E. McClanahan and Claude E. Larkins and Sadie Blair being the sole heirs of Lula Rai Larkins and Charles W. Larkins, deceased

have this day bargained and sold, and do hereby transfer and convey unto the said

Mary H. Williams and Mary E. Swope, as tenants in common

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 712 of Block 33 on the Plan of Charlotte Park Company's First Addition, as of record in Book 57, page 103, Register's Office for Davidson County, Tennessee.

Said Lot No. 712 fronts 60 feet on the southerly side of Dakota Avenue, formerly 4th Avenue and runs back between parallel lines, 150 feet to an alley.

Being the same property conveyed to Charles W. Larkins and wife Lula Rai Larkins by deed from Roy K. Srygley and wife Mai Srygley of record in Book 1250, page 35, said Register's Office; the said Charles W. Larkins and Lula Rai Larkins having both since died, with Charles W. Larkins predeceasing Lula Rai Larkins.

This property is not the usual place of abode on any of the Grantors.

0794 09/28 0101 03CHECK 175.50

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $45,000.00

Subscribed and sworn to before me, this the 28 day of September, 19 92

Affiant: Sadie M. Blair

My commission expires: 3/23/94 (Affix Seal)

Notary Public: Linda P. Molohon

This is improved ( ) unimproved ( ) property; known as 4811 Dakota Avenue (House Number) (Street) Nashville, TN (P.O. Address) (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 28th *day of* September, *19* 92 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Sadie M. Blair

James W. Larkins by Sadie M. Blair Attorney at fact

Nancy L. Richardson by Sadie M. Blair Attorney at fact

Claude E. Larkins by Sadie M. Blair Attorney at fact

Judy E. McClanahan by Sadie M. Blair Attorney at fact

Edward W. Larkins by Sadie M. Blair Attorney at fact

STATE OF TENNESSEE |
COUNTY OF DAVIDSON |

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Personally appeared before me, Linda P. Molohon *a Notary Public in and for said County and State,* Sadie Blair individually in her capacity as attorney in fact for James W. Larkins, Edward W. Larkins, Nancy L. Richardson, Judy E. McClanahan, and Claude E. Larkins *the within named bargainor*s*, with whom I am personally acquainted, and who acknowledged that* she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 28th *day of* September, *19* 92.

Linda P. Molohon *Notary Public*

Commission expires 1/23/94

STATE OF TENNESSEE |
COUNTY OF DAVIDSON |

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....self *to be* ..... of the ....., *the within named bargainor, a corporation, and that* he as such ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....self as .....

Witness my hand and seal, at office in ....., *this* .....day of....., *19*.....

.....*Notary Public*

Commission expires.....

WARRANTY DEED

FROM

TO

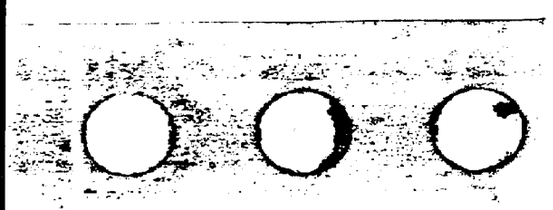
Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

IDENTIFI REFERENCE]

4945.2

CLIA Z. WILSON II REGISTER
DAVIDSON COUNTY, TN
Sep 28 4 20 PM '92

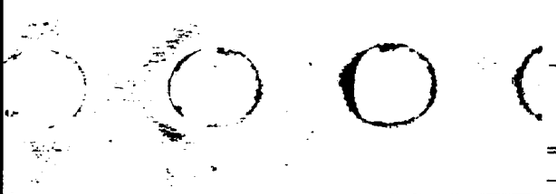


OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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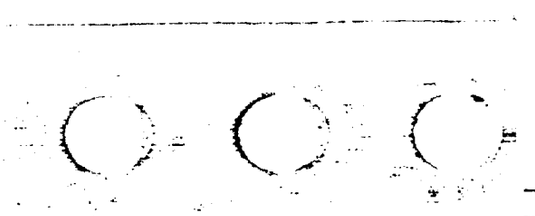


CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 45000.00
CON TX 166.50
PRFEE 1.00
WDEED 8.00
TOTAL 175.50
CHECK 175.50

09/28/92 01 16:20 0001 0794



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



4945.2

IDENTIFICATION REFERENCE

SEP 28 4 20 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 574387