MAIL ENV.

BOOK 8796 PAGE 460

68011.

IDENTIF! REFERENCE

This Instrument Prepared By:
N. Courtney Hollins
Attorney at Law
172 Second Avenue North
Suite 360
Nashville, Tennessee 37201

ADDRESS NEW OWNER:
227 Carden Avenue
Nashville, Tennessee 37205

Nov 25 12 48 PM '92

[illegible] REGISTER
DAVIDSON COUNTY, TN

SEND TAX BILL TO:
SAME

Map: 104-13
Parcel: 38

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, MORRIS REID ESTES, JR. AND WIFE, KELLEY G. ESTES, hereinafter the GRANTOR, has bargained and sold, and by these presents do transfer and convey unto WILLIAM E. BLACKSTONE AND WIFE, ELIZABETH KENNEDY BLACKSTONE, hereinafter the GRANTEE(S), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, more particularly described as follows:

Being Lot No. 44 of Block "F" on the Map of Bransford Realty Company's Subdivision of certain lots in Blocks "E", "F" and "G" in Whitland Realty Company's Subdivision, as of record in Book 547, page 53, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Morris Reid Estes, Jr. and wife, Kelley G. Estes, by Quitclaim Deed from Morris Reid Estes, Sr. and wife, Anna Marie Estes, of record in Book 8555, page 875, said Register's Office.

This is improved property known as 227 Carden Avenue, Nashville, Tennessee 37205.

This conveyance is made subject to such limitations, restrictions and encumbrances of record as may affect the premises.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to said GRANTEE, his/her heirs and assigns, forever; GRANTOR does further covenant with said GRANTEE that GRANTOR 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 otherwise herein set out; and it does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his/her heirs and assigns, against the lawful claims of all persons whomsoever.

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 my hand this 24 day of ____, 19__.

GRANTOR:

Morris Reid Estes, Jr.

Kelley G. Estes

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, N. Courtney Hollins, a Notary Public of said County and State, Morris Reid Estes, Jr., the within named 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, at office, this 24th day of November 1992

N. Courtney Hollins
Notary Public

My Commission Expires: 11/20/96

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, N. Courtney Hollins, a Notary Public of said County and State, Kelley G. Estes, the within named 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, at office, this 24th day of November 1992

N. Courtney Hollins
Notary Public

My Commission Expires: 11/20/96

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

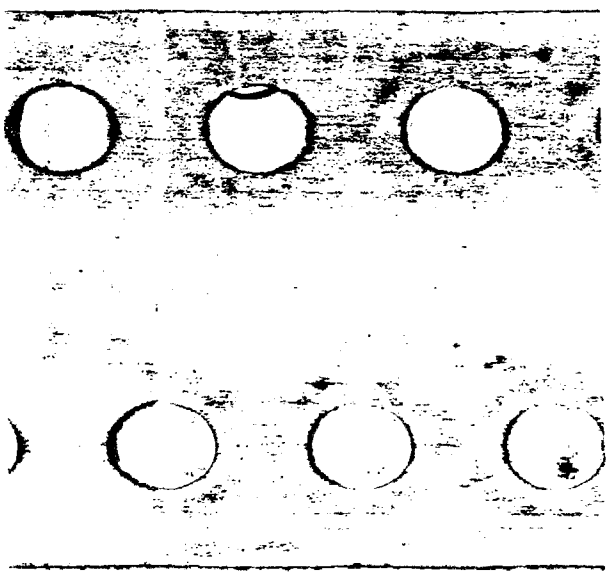
The actual consideration for this transfer or value of property (whichever is greater) is $187,500.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me this 24 day of November, 1992.

N. Courtney Hollins
Notary Public
My Commission Expires: 11/20/96

0900 11/25 0104 CHECK 702.75



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8796 PAGE 462

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	
				187500.00
			CON TX	693.75
			PRFEE	1.00
			WDEED	8.00
			TOTAL	702.75
			CHECK	702.75
11/25/92		01	12:46 0001	0900

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6801 1

IDENTIFICATION REFERENCE

Nov 25 12 48 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 594619