THIS INSTRUMENT PREPARED BY:
STEWART BLACK, ATTORNEYS
333 SOUTH GALLATIN ROAD
MADISON, TN 37115

ADDRESS NEW OWNER:

ROBERT WHITFIELD ET UX
1080 S Harpeth Rd
Kingston Springs, TN 37082

SEND TAX BILLS TO:

SAME

MAP/PARCEL NUMBER:

MAP 81-6, PARCEL 124

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $23,971.00.

Robert M. Whitfield
AFFIANT

Subscribed and sworn to me, this the 25TH day of NOVEMBER, 1992.

Notary Public
My commission expires: 5-24-96

7.07.5.5.

IDENTIFICATION REFERENCE!

Dec 4 11 14 AM '92

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN AND no/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable considerations, including a certain indebtedness from Cleave Lavender et ux, Pearlie Lavender, to Schumacher Mortgage Company, Inc., as evidenced by a Deed of Trust of record in Book 5098, page , and a certain indebtedness from James Washington, unmarried, to Thomas M. Paige, of record in Book 8479, page 245, said Register's Office, the liability for which the Grantees hereby expressly assume and holds Grantors harmless from same, the receipt and sufficiency of which are hereby expressly acknowledged, WE, WANDA JEAN WASHINGTON AND ANGELA RENEA WASHINGTON, HEIRS of the Estate of James Washington, Deceased, hereinafter referred to as GRANTORS, have this day bargained and sold, and do hereby transfer and convey unto the said ROBERT WHITFIELD ET UX, CLEO HALL WHITFIELD, hereinafter referred to as GRANTEES, THEIR successors, heirs and assigns, certain real estate in DAVIDSON County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of GRANTORS in and to any easements and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property").

This conveyance of the "Property", and all covenants and warranties contained herein, are made expressly subject to the exceptions and other matters set forth in Exhibit "B", which is attached hereto and incorporated herein by reference.

This is improved property known as 2624 JENKINS STREET, NASHVILLE, TN.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest 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 except to the extent otherwise set forth in Exhibit "B" hereto.

WE further covenant and bind OURSELVES and OUR heirs and representatives, to warrant and forever defend the title to said GRANTEES, their successors, heirs and assigns, against the lawful claims of all persons.

THIS IS NOT MARITAL PROPERTY.

WITNESS OUR HANDS this 25TH day of NOVEMBER, 1992.

Wanda Jean Washington
WANDA JEAN WASHINGTON

Angela Renea Washington
ANGELA RENEA WASHINGTON

Robert Whitfield
ROBERT WHITFIELD

Cleo Hall Whitfield
CLEO HALL WHITFIELD

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, WANDA JEAN WASHINGTON, the within named bargainor, with whom I am personally acquainted (or who proved TO ME upon satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at MADISON, Tennessee, on this the 25TH day of NOVEMBER, 1992.

Eleanor C Cecil
notary public

My commission expires: 5-11-96

STATE OF TENNESSEE :

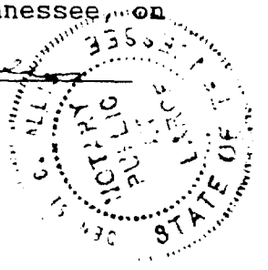
COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ANGELA RENEA WASHINGTON, the within named bargainor, with whom I am personally acquainted (or who proved TO ME upon satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at MADISON, Tennessee, on this the 25TH day of NOVEMBER, 1992.

Denise C. Ayers
notary public

My commission expires: 5-11-96




STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ROBERT WHITFIELD ET UX, CLEO HALL WHITFIELD, the within named bargainor, with whom I am personally acquainted (or who proved TO ME upon satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at MADISON, Tennessee, on this the 25TH day of NOVEMBER, 1992.

Denise C. Ayers
notary public

My commission expires: 5-11-96

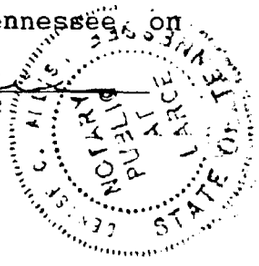


EXHIBIT 'A'

LAND in Davidson County, Tennessee, being Lot No. 2 on the Plan of Cumberland Gardens, Section V, as of record in Book 3300, page 37, Register's Office for Davidson County, Tennessee.

Said Lot No. 2 begins at a point in the northerly margin of Jenkins Street at the common dividing line between lots Nos. 1 and 2 on said plan; thence northerly 76.8 feet along said dividing line to a point; thence in a northeasterly direction along the dividing line between Lots Nos. 2 and 3 on said plan, 58.7 feet to the westerly margin of Jenkins Court; thence southerly along the westerly margin of said Jackson Court, 86 feet to the beginning of a curve; thence around said curve in a southwesterly direction, 39.27 feet to a point in the northerly margin of Jenkins Street; thence westerly along the northerly margin of said Jenkins Street, 50 feet to the point of beginning.

Being the same property conveyed to James Washington et ux, Louise Washington, by Quitclaim Deed from Pearlie Lavender, of record in Book 5144, page 48, Register's Office for Davidson County, Tennessee, the said Louise Washington having died on 12-10-79, the property vested solely by operation of law in her surviving husband, James Washington. James Washington died on 09- -92, intestate, and his only asset, the herein property, passed by operation of law to his sole heirs, his only children, Wanda Jean Washington and Angela Renea Washington, the Grantors herein.

EXHIBIT 'B'

1. Real property taxes for 1992 and all future years.

2. All matters set forth on Plat of record in Book 3300, page 37, said Register's Office, which includes a 30-foot minimum building setback line from Jenkins Street, and a 15-foot minimum building setback line from Jenkins Court.

3. Restrictions of record in Book 3340, page 125, said Register's Office.

4. Deed of Trust from Cleave Lavender et ux, Pearlie Lavender, to Paul P. Wilson, Trustee, of record in Book 5098, page 949, said Register's Office, to secure to Schumacher Mortgage Company, Inc., the payment of one note dated December 14, 1976, in the original principal amount of $19,500.00, due and payable as set forth therein.

5. Deed of Trust from James Washington, to Alan D. Mazer, Trustee, of record in Book 8479, page 245, said Register's Office, to secure to Thomas M. Paige the payment of one note dated October 29, 1991, in the original principal amount of $4,900.00, due and payable as set forth therein.

BOB 12/04 0101 03CHECK 105.8(



**OFFICIAL RECEIPT**

**FELIX Z WILSON, II**

**REGISTER OF DAVIDSON COUNTY**

**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 8804 PAGE 990

| | | |
|---|---|---|
| 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 | 23971.00 |
| CON TX | 88.80 |
| PRFEE | 1.00 |
| WDEED | 16.00 |
| TOTAL | 105.80 |
| CHECK | 105.80 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/04/92 01 11:12 0001 8308

7.0 7.5.5.

IDENTIFICATION REFERENCE

Dec 4 11 14 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

**No.** 597558