OLD REPUBLIC

National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

BOOK 8890 PAGE 944

STATE OF TENNESSEE)
COUNTY OF)
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 24,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE DAY OF

NOTARY PUBLIC

My Commission expires

THIS INSTRUMENT PREPARED BY
FRANK M. NEWMAN, ATTY., 2623 Lebanon Road, Donelson, Tennessee 37214

NAME	ADDRESS	
NAME & ADDRESS OF PROPERTY OWNER	SEND TAX BILLS TO	MAP & PARCEL NUMBERS
M/M JAMES C. AVRIT	Same	Map 96-06
(NAME)	(NAME)	
101 Quinn Circle		Par 42
(ADDRESS)	(ADDRESS)	
Nashville, TN 37210		3D-43435
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ 10.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

ROY LEE ROSE and VIRGIL ROBERT ROSE

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

JAMES CARL AVRIT and wife, ALTA LOU AVRIT,

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

All of our right, title and interest, the same being a two-thirds undivided interest, in and to the following described land:

Land in Davidson County, Tennessee, being Lot No. 30 on the Map of Colonial Village, as of record in Book 1424, Page 58, Register's Office for Davidson County, Tennessee.

Said Lot No. 30 fronts 70 feet on the northeasterly side of Colonial Circle, and runs back 232.05 feet on the northwesterly line and 324.45 feet on the southeasterly line to the line of the right-of-way of the Tennessee Central Railroad on which it measures 159.75 feet.

Being the same property conveyed to Leo Rose and wife, Stella Rose, by deed from Mae Belle Taylor as of record in Book 3923, page 198 in the Register's Office for Davidson County, Tennessee and passing by the will of Stella N. Rose (Stella N. Rose and Stella Rose being one and the same person) as surviving tenant by the entireties, to the grantors and grantee herein, said will being of record in Will Book 183, page 129 in the office of the Probate Court Clerk of Davidson County, Tennessee.

This property is not the usual place of residence of the Grantors.

This is unimproved ( ) improved (X) property, known as 2848 Colonial Circle, Nashville, Tennessee 37214 (House Number) (Street) (City) (State) (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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 our hands this 15th day of March, 1993.

ROY LEE ROSE

VIRGIL ROBERT ROSE

RECORDER'S MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IS
THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

INDIVIDUAL ACKNOWLEDGMENTS:

BOOK 8590 PAGE 945

STATE OF TENNESSEE }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named ROY LEE ROSE and VIRGIL ROBERT ROSE _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 16TH day of MARCH, 1993.

My Commission expires:
July 23, 1994

_____
Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

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

My Commission expires:

_____
Notary Public

STATE OF TENNESSEE }
County of }

3735 03/18 0101 03CHECK 97.00

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

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

My Commission expires:

_____
Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

PICK-UP

RECEIVED FOR RECORD
DAVIDSON COUNTY, TN
Mar 18 3 02 PM '93
CROSS REFERENCE

01428

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

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

My Commission expires:

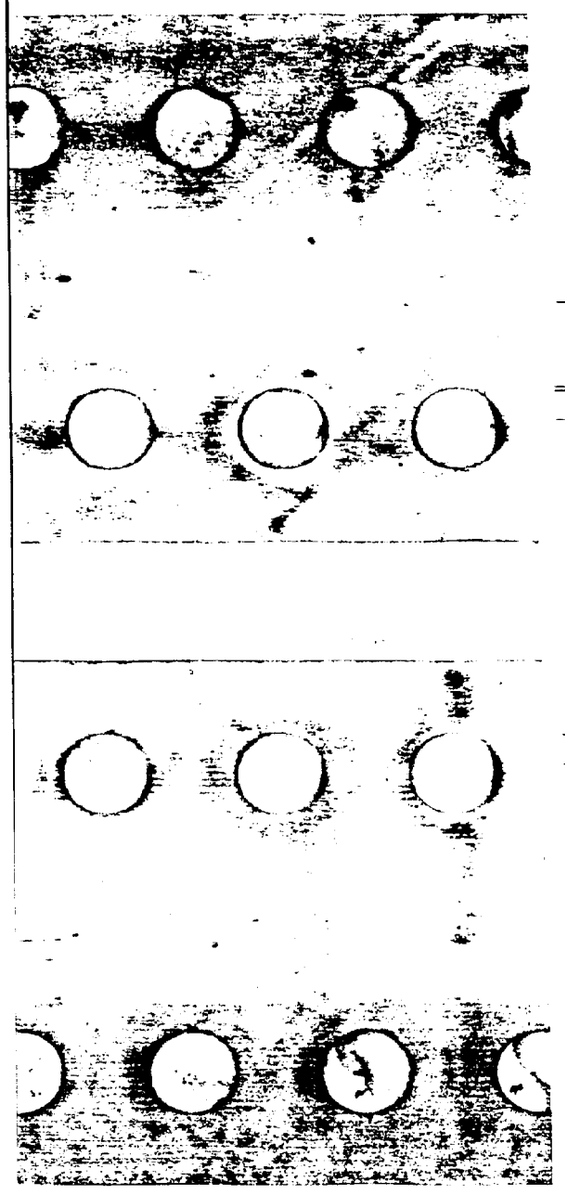
_____
Notary Public

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BK 8890 PAGE 946

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	24000.00
CON TX	88.80
PRFEE	1.00
WDEED	8.00
TOTAL	97.80
CHECK	97.80

03/18/93 01 15:00 0001 3735

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01428

IDENTIFIT REFERENCE

MAR 18 3 02 PM '93

DAVIDSON COUNTY, TN

No. 631243