THIS INSTRUMENT PREPARED BY:
BAKER, WORTHINGTON, CROSSLEY, STANSBERRY & WOOLF
313 East Main, Suite One
Hendersonville, Tennessee 37075

ADDRESS NEW OWNER:	**SEND TAX BILLS TO:**	**MAP-PARCEL NO.**
Nell H. Ross	**Same**	**08DA 25235**
6536 Thunderbird Drive		**091-05-007.00**
Nashville, TN 37209		**or parts thereof**

WARRANTY DEED BOOK 9956 PAGE 413

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Billy F. Ross and Howard Birdwell and wife, Carolyn Birdwell, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Nell H. Ross, hereinafter called the Grantee, her 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 Lot No. 9 on the Plan of West Nashville Annex, as of record in Book 332, page 11, Register's Office for Davidson County, Tennessee, described as follows:
>
> Beginning in the center of James Avenue opposite the center of Frisco Avenue, being the southeast corner of said Lot No. 9; thence westerly with the center of Frisco Avenue, 100 feet to the corner of Lots Nos. 9 and 10, opposite the center of an alley; thence northerly with the center of said alley, and with the line between said two lots 200 feet to the corner of Lots Nos. 8, 9, 10 and 11; thence with the line between Lots Nos. 8 and 9, easterly 200 feet to the center of 23rd Avenue or Street, North; thence with the center of said Street, southerly 100 feet to the center of James Avenue; thence with the center of said Avenue, southwesterly 150 feet, more or less to the beginning.
>
> Being the property conveyed to Billy F. Ross and Howard Birdwell from Herbert M. Wilkerson and wife, Elsie J. Wilkerson, by deed of record in Book 8151, page 285, Register's Office, Davidson County, Tennessee.
>
> The above described property has been subdivided into three lots known as Lots 1, 2, and 3 of Ross Square, a plat of which is of record in Book 6050, page 480, Register's Office, Davidson County, Tennessee.
>
> This is improved property, known as: 655 James Avenue, 657 James Avenue and 701 23rd Street
> Nashville, TN 37209

This conveyance is subject to all visible easements, restrictions of record, if any, and the 1992 taxes which shall be prorated between the parties.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, her heirs and assigns, forever; and we do covenant with the said Grantee 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 Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever.

THIS DEED IS BEING PREPARED FROM INFORMATION FURNISHED BY THE GRANTOR HEREIN AND NO EXAMINATION OF THE PUBLIC RECORDS IN THE REGISTER'S OFFICE OF SUMNER COUNTY, TENNESSEE, HAS BEEN MADE TO DETERMINE OWNWERSHIP OR STATUS OF TITLE. BOOK 550 PAGE 414

WITNESS our hands on this the 19 day of August, 1992.

BILLY F. ROSS

HOWARD BIRDWELL

CAROLYN BIRDWELL

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, BILLY F. ROSS, one of the bargainors, 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 and official seal at Nashville, Tennessee, this the 19th day of August, 1992.

NOTARY PUBLIC

My commission expires: 7-24-93 (seal)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, HOWARD BIRDWELL and wife, CAROLYN BIRDWELL, two of the bargainors, with whom I am personally acquainted (or proved to me on 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 Nashville, Tennessee, this the 19th day of August, 1992.

NOTARY PUBLIC

My commission expires: 7-24-93 (seal)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $54,000.00.

AFFIANT

Subscribed and sworn to before me this the 19th day of August, 1992.

NOTARY PUBLIC

My commission expires: 7-24-93 (seal)

223366

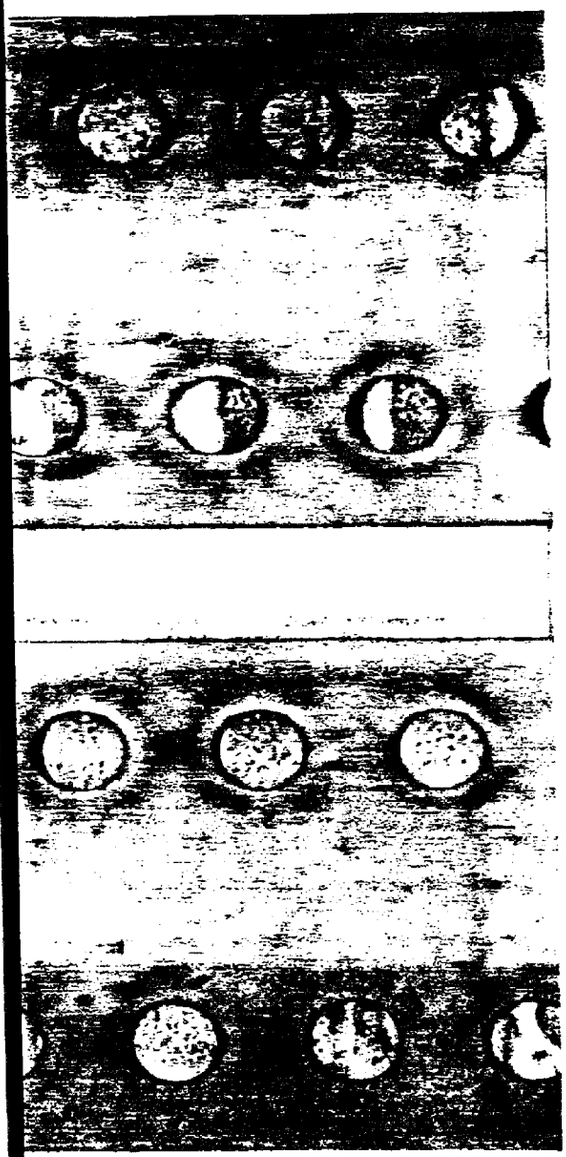
IDENTIFICATION REFERENCE

MAY 24 8 19 AM '93

CLERK & MASTER
DAVIDSON COUNTY, TN

208.80

PICK-UP



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8956 PAGE 415

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 54000.00
				CON TX 199.80
				PRFEE 1.00
				WDEED 8.00
				TOTAL 208.80
				CHECK 208.80
05/24/93	01			08:15 0001 6078

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

22336

IDENTIFICATION REFERENCE

MAY 24 8 15 AM '93

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 654122