This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

BOOK 9065 PAGE 448

ADDRESS NEW OWNER:
Benlynn Boyle
Azby Investments Inc.
P. O. Box 40541
Nashville, TN 37204

SEND TAX BILL:
To Owner

MORTGAGEE:

MAP AND PARCEL:
MAP 105-14
PARCEL 31
22W-05300

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, C E Berry, unmarried, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Azby Investments, Inc., hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> BEING Lot No. 5, on the Plan of Hirshberg's Subdivision of certain lots in Waverly Plan of Lots, of record in Plat Book 161, Page 99, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to C. E. Berry, by deed from F. B. Murphy, Jr., Successor Trustee of record in Book 8828, Page 886, Register's Office for Davidson County, Tennessee.
>
> This is the same description as in previous deed of record.

THIS conveyance subject to such easements, setback lines of record in Book 161, Page 99, and restrictive covenants of record in said Register's Office.

Taxes for 1993 have been pro-rated and assumed by Grantee(s).

This Property is conveyed "AS IS, WHERE IS"

C. E. Berry and C E Berry is one and the same person.

This is improved property known as 854 Glen Avenue, Nashville, TN 37204.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Azby Investments, Inc., their successors and assigns, forever; and I, C E Berry, unmarried do covenant with the said Grantees that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, their successors and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

58091
IDENTIF. ↑ REFERENCE

SEP -1 AM 8:53
WILSON II REGISTER
JSON COUNTY, TN.

Witness my hand this the 31st day of August, 1993.

C E Berry

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named C E Berry, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 31st day of August, 1993.

NOTARY PUBLIC

My Commission Expires: 3/22/97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 22,000.00.

AFFIANT

Subscribed and sworn to before me this 31st day of August, 1993.

NOTARY PUBLIC
My Commission Expires: 3/22/97

93 SEP 22 PM 1:01 SEALED 70.40

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9065 PAGE 450

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 22000.00
				CON TX 81.40
				PRFEE 1.00
				WDEED 8.00
				TOTAL 90.40
				CHECK 90.40
			09/01/93 01	08:52 0001 0163

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

58091
IDENTIF. # REFERENCE

93 SEP -1 AM 8:53
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 692648