PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (kd) (Title No: 33807)
Dav. Co. File: Box 8

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 335000.00

Affiant

Sworn and subscribed before me this 1st day of September, 1993.

Notary Public

My Comm. Expires: Sept 16, 1995

CHRISTY WILLIAMS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

ADDRESS NEW OWNER:
Alan Abrams
Lorraine Abrams
414 Westview Avenue
Nashville, Tennessee 37205

RESPONSIBLE FOR PAYMENT OF TAXES:
SAME

MAP-PARCEL NUMBERS
116-11-087

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Lloyd H. Ramsey and spouse, Marie-Luise Ramsey,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Alan Abrams and spouse, Lorraine Abrams,** hereinafter called the **Grantee,** Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 62 on the plan of Royal Oaks Land Co.'s Subdivision of the Baker Tract, of record in book 421, page 102 and 103, Register's Office for said County.

SAID Lot No. 62 fronts 154 feet 6 inches on the easterly margin of Westview Avenue and extends back 220 feet on the northerly line and 210 feet on the southerly line to a dead line in the rear, measuring 210 feet thereon.

BEING the same property conveyed to Lloyd H. Ramsey and wife, Marie-Luise Ramsey by deed from John P. Mikolak and spouse, Joyce A. Mikolak of record in Book 6544, page 833, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.

58965
IDENTIF. & REFERENCE

93 SEP -2 AM 10:49
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

1098 09/02 0101 03CHECK 1248.50

This is improved property, known as: 414 Westview Avenue, Nashville, Tennessee 37205

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 1st day of September, 1993.

Lloyd H. Ramsey

Marie-Luise Ramsey

Lloyd H. Ramsey **Marie-Luise Ramsey**

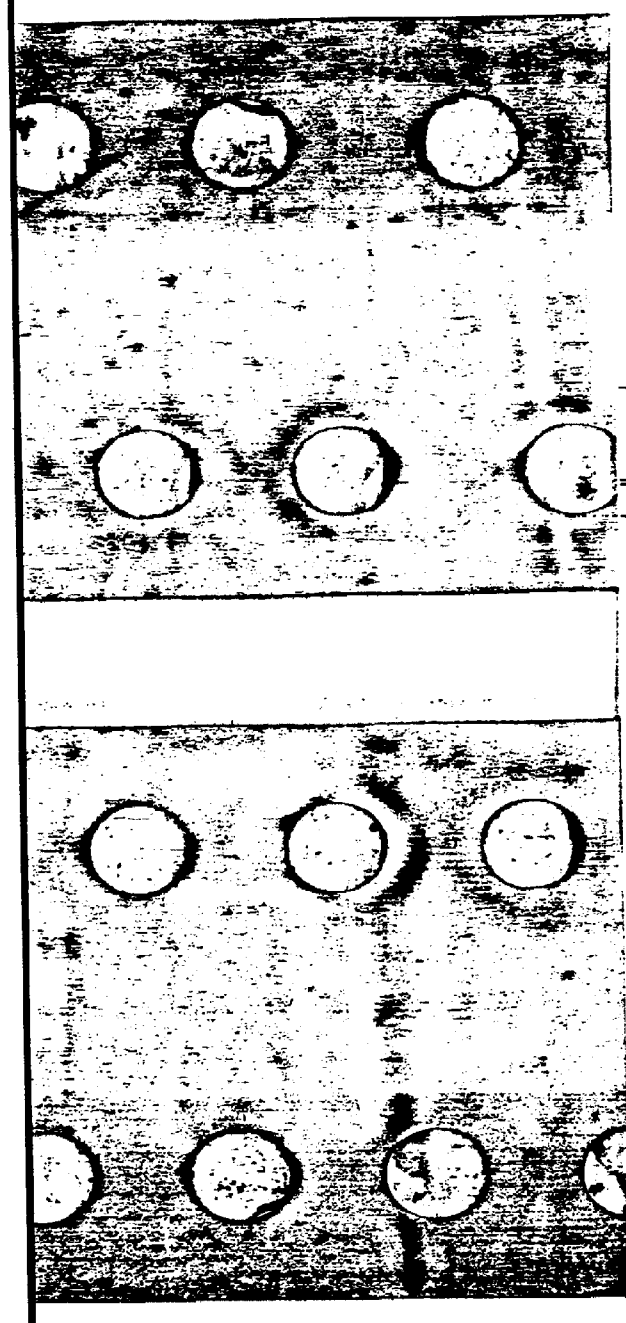
State of Tennessee
County of Davidson

On this 1st day of September, 1993, before me the undersigned authority, personally appeared **Lloyd H. Ramsey** and **Marie-Luise Ramsey,** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

CHRISTY WILLIAMS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: Sept 16, 1995

Notary Public



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9068 PAGE 577

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	335000.00
			CON TX	1239.50
			PRFEE	1.00
			WDEED	8.00
			TOTAL	1248.50
			CHECK	1248.50
09/02/93	01		10:48 0001	1098

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

58965
IDENTIF. & REFERENCE

93 SEP -2 AM 10:49
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 693573