47

Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Christopher and Mary Lou Hutson 1141 Greenfield Ave Nashville, TN 37216	072-03-0 190.00	Same as New Owner

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Seventy Two Thousand and NO/100 DOLLARS ($72,000.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, A.J. Sharenberger, Jr., (the "Grantor"), has bargained and sold, and by these presents does transfer and convey to Christopher Hutson and wife, Mary Lou Hutson (the "Grantee"), Grantee's heirs and assigns, certain land in Davidson County, State of Tennessee, being more particularly described below (the "Property"):

Being lot no. 118 in the plan of Inglewood Place as of record in book 332, page 101, in the Register's Office for Davidson County, Tennessee.

Being the same Property conveyed to A.J. Sharenberger and wife, Mary V. Sharenberger by deed of record in book 533, page 543 said Register's Office. A.J. Sharenberger died a resident of Davidson County, Tennessee on January 6, 1928 survived by his wife, Mary V. Sharenberger.

Mary V. Sharenberger died a resident of Davidson County, Tennessee on February 6, 1978 and devised such Property to one of her daughters, Mary Frances Sharenberger, by will admitted to probate in Davidson County Probate Docket number 65561 on April 3, 1978.

The said Mary Frances Sharenberger died a resident of Davidson County, Tennessee on December 10, 1981 and devised such Property to her brother, A.J. Sharenberger, Jr., the Grantor herein by will admitted to probate of record in Will Book 137 page 214 of the Davidson County Probate Clerk.

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Real estate taxes for the current year which have been prorated between the parties.

6113 10/26 0101 03CHECK 275.40

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 72,000

Affiant

Subscribed and sworn to before me this 13th day of Dec, 1993.

Notary Public
My Commission Expires: 1-6-94

78024

2. Restrictive covenants, setback lines and utility easements of record.

This is improved property, known as 1141 Greenfield Avenue, Nashville, Tennessee 37216.

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to the Grantee, Grantee's successors and assigns, forever.

Grantor covenants with the Grantee that Grantor is lawfully seized and possessed of the Property in fee simple; that Grantor has a good right to convey the Property, and that the Property is unencumbered except as set forth hereinabove.

Grantor further covenants and binds himself to warrant and forever defend the title to the Property to the said Grantee, Grantee's successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has executed this Deed this 7th day of October, 1993.

A.J. Sharenberger, Jr.

The Grantor's spouse, Louise M. Sharenberger, joins in this conveyance solely to waive any marital rights she may have in the Property.

Louise M. Sharenberger

STATE OF TENNESSEE

COUNTY OF SMITH

Personally appeared before me, the undersigned notary public in and for the state and county aforesaid, the within named A.J. Sharenberger, Jr. with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal at Carthage, Tennessee this 7 day of October, 1993.

Notary Public
My commission expires: 7-13-94

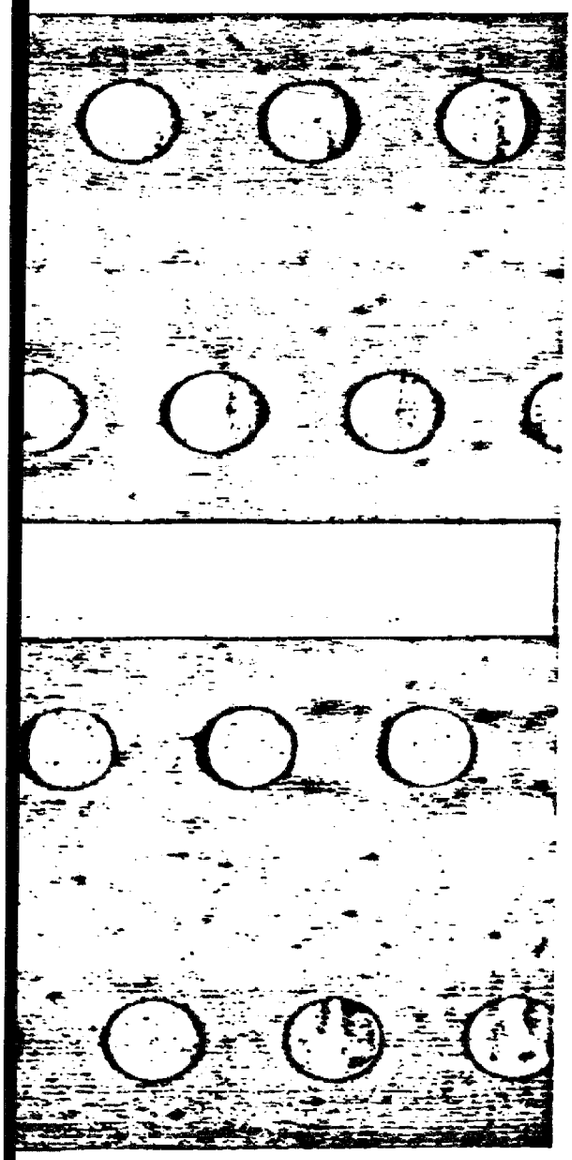
STATE OF TENNESSEE

COUNTY OF SMITH

Personally appeared before me, the undersigned notary public in and for the state and county aforesaid, the within named Louise M. Sharenberger, with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal at Carthage, Tennessee this 7th day of October, 1993.

Notary Public
My commission expires: 7-13-94



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

RECEIVED OF _____

FOR _____

BOOK 9127 PAGE 78

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	72000.00
			CON TX	266.40
			PRFEE	1.00
			WDEED	8.00
			TOTAL	275.40
			CHECK	275.40
10/26/93	01		13:52 0001	6113

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

78024
IDENTIFICATION REFERENCE

93 OCT 26 PM 1:51

No. 713935