STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $110,000.00

Donnie H. Masters
Affiant

My Commission Expires: 4/21/96

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25TH DAY OF OCTOBER, 1993.

Deanne M. Cathey
Notary Public

(AFFIX SEAL)

DEANNE M. CATHEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

THIS INSTRUMENT PREPARED BY:
Bobby D. Davis, Attorney
Madison Title Company
2031 Gallatin Road North
Madison, Tennessee 37115

Mail

4274 11/04 0101 03CHECK 416.00

ADDRESS NEW OWNER(S):	SEND TAX BILLS TO:	MAP & PARCEL NOS.
Mary A. Masters, etvir 1319 Kenwood Drive Nashville, TN 37216	SAME AS NEW OWNER	61-12-17

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, **M. A. SAWYER, III, individually and as Executor of the Estate of M. A. Sawyer, Jr. and Margaret M. Sawyer, deceased and JERI ELIZABETH (SAWYER) WORLEY, and as the only heirs-at-law of M. A. Sawyer, Jr. and Margaret M. Sawyer**, (the "Grantors") have this day bargained and sold, and do hereby transfer and convey unto the said **MARY A. MASTERS and husband, DONNIE H. MASTERS**, (the "Grantees"), their successors and assigns, certain real estate located in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 7 of Block "H" on the Plan of Jacikson Park, Section 3, not of record and described according to a survey made by James A. Hamilton, Surveyor, December 6, 1948, as follows:

BEGINNING on the northerly margin of Kenwood Drive, at the corner of Lots 5 and 7; thence with the line between said lots northwardly 273 feet, more or less, to the easterly line of Lot No. 8; thence with the easterly line of said lot, northeastwardly 30 feet more or less to the corner of Lots 8, 10 and 7; thence with the line between Lots No. 7, 10 and 11, eastwardly 175 feet, more or less, to the corner of Lots No. 7 and 9; thence with the line between said lots, southwardly 295 feet to the northerly margin of Kenwood Drive; thence with the northerly margin of said Drive, westwardly 200 feet to the beginning.

Being the same property conveyed to M. A. Sawyer, Jr. and wife, Margaret M. Sawyer, by deed from Eppy N. Cunningham and wife, Eleanor G. Cunningham, of record in Book 3613, page 5, Register's Office, Davidson County, Tennesseee. The said M. A. Sawyer, Jr., died testate on April 30, 1993, survived by his wife, Margaret M. Sawyer, who died testate of May 26, 1993 and by her Last Will and Testament probated in the Probate Court under Docket #93F-939, said proeprty became vested in her only heirs at law M. A. Sawyer, III and Jeri Elizabeth (Sawyer) Worley. Letters of testamentary where issued to Mack A. Sawyer, III on July 12, 1993.

This instrument is executed on behalf of Jeri Elizabeth (Sawyer) Worley by her lawful Attorney-in-Fact, M. A. Sawyer, III, pursuant to the power and authority vested in him by instrument filed for record simultaneously herewith.

This is improved/unimproved property known as 1319 Kenwood Drive, Nashville, TN 37216

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

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees, their successors, heirs and assigns forever, we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and the same is unencumbered, except as stated herein.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns, against the lawful claims of all persons.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hand(s) this the 25th day of October, 1993.

M. A. SAWYER, III, individually and as Executor under the wills of M. A. Sawyer, Jr. and Margaret M. Sawyer, both deceased

JERI ELIZABETH (SAWYER) WORLEY
By: M. A. Sawyer, III, as Attorney-in-Fact

81913
IDENTIF. & REFERENCE
93 NOV -4 AM 10:37
FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County, and State, M. A. SAWYER, III, individually and as Executor under the Estates of M. A. Sawyer, Jr. and Margaret M. Saywer, deceased, the within named bargainor, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this the 25th day of October, 1993.

NOTARY PUBLIC

My Commission Expires: 4/21/96

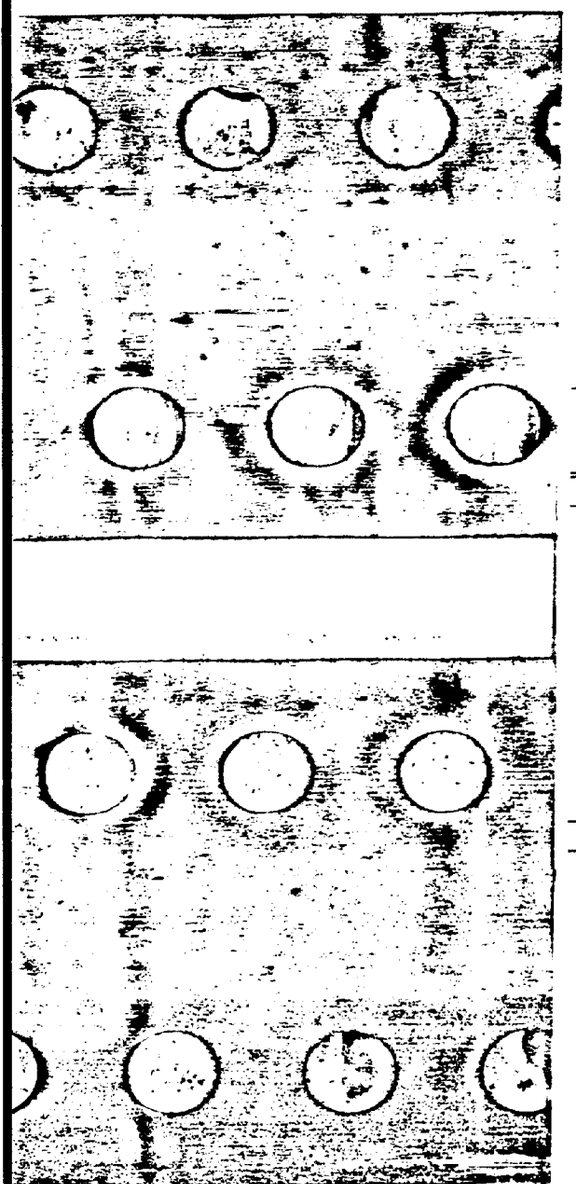
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 25th day of October, 1993, before me personally appeared M. A. SAWYER, III, to me known to be the person who executed the foregoing instrument on the behalf of JERI ELIZABETH (SAWYER) WORLEY, and who acknowledged that he executed the same as the free act and deed of the said JERI ELIZABETH (SAWYER) WORLEY.

WITNESS my hand and official seal on the 25th day of October, 1993.

NOTARY PUBLIC

My Commission Expires: 4/21/96



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9140 PAGE 354

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 110000.00
CON TX 407.00
PRFEE 1.00
WDEED 8.00
TOTAL 416.00
CHECK 416.00

11/04/93 01 10:37 0001 4274

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

81913
IDENTIF. & REFERENCE

93 NOV -4 AM 10:37

FELIX Z. WILSON, II
DAVIDSON COUNTY REGISTER

No. 718110