WARRANTY DEED

BOOK 9220 PAGE 422

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
GEORGE BRATTEN, JR.,	GEORGE BRATTEN, JR.	MAP 71-7
(NAME) 314 EDWIN AVENUE	(NAME) 314 EDWIN AVENUE	PARCEL 225
(STREET ADDRESS OR ROUTE NUMBER) NASHVILLE, TN. 37207	(STREET ADDRESS) NASHVILLE, TN. 37207	12D51395
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Two Thousand Dollars and No/100 ($2,000.00) *Dollars,*

William H. Warrick, Sr., and wife, Mary Frances Warrick,

have this day bargained and sold, and do hereby transfer and convey unto the said George Bratten, Jr.,

his *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being the westerly 75 feet of Lot No. 31 on the plan of Trinity Heights, of record in Book 332, page 4, Register's Office for said County.

Said westerly part of Lot No. 31 fronts 75 feet on the southerly margin of Edwin Avenue and extends back between parallel lines 166 feet to a dead line at an alley.

Being the same property conveyed to George Bratten, Jr., and wife, Mabel Ray Bratten by deed from E.W. Young and wife, Audrey Young of record in Book 2020, page 53, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to William H. Warrick and wife, Mary Frances Warrick by deed from George Bratten, Jr., and wife, Mabel Ray Bratten, of record in Book 5179, page 903, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to W.E. Cockrell, Jr., Trustee for Lumberman's Investnent Corporation, by Deed of Trust from William H. Warrick and wife, Mary Frances Warrick, of record in Book 4398, Page 7, Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Sue Zwingle, Clerk of Circuit/Criminal Court for Dickson County, Tennessee, by Deed of Trust from William H. Warrick and wife, Mary Frances Warrick, of record in Book 8025, page 834, Register's Office for Davidson County, Tennessee. (Description continued)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever, is greater, for this transfer is $ 2,000.00

Subscribed and sworn to before me, this the 13th day of January 19 94

Affiant

My commission expires: November 20, 1996. (Affix Seal)

Notary Public

This is unimproved (X) improved ( ) property, known as 314 Edwin Avenue, Nashville, Tennessee 37207
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said William H. Warrick and wife, Mary Frances Warrick, 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 that the same is unencumbered.*

We *further covenant and bind* our *heirs and representatives, to warrant and forever defend the title to said real estate to said* George Bratten, Jr., his *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hands this 13th day of January, 19 94 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Mary Frances Warrick

William H. Warrick, Sr.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, BARRY B. BISHOP, *a Notary Public in and for said County and State,* William H. Warrick, Sr., and wife, Mary Frances Warrick,

the within named bargainor.S., with whom I am personally acquainted, and who acknowledged that they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at 311 Church St., Nashville *Tennessee, this* 13th *day of* January, *19* 94

Barry B. Bishop *Notary Public*

Commission expires November 20, 1996.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self* to be ..... *of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19* .....

.....*Notary Public*

Commission expires .....

WARRANTY DEED

FROM
William H. Warrick, Sr.,
and wife, Mary Frances Warrick

TO
George Bratten, Jr.

THIS INSTRUMENT PREPARED BY:

ROBERT N. SKINNER
ATTORNEY AT LAW
311 CHURCH STREET
316 EXCHANGE BUILDING
NASHVILLE, TENNESSEE 37201
PHONE NUMBER:(615) 255-8917

Compliments of

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

CONTINUATION OF LEGAL DESCRIPTION FOR WARRANTY DEED FROM WILLIAM H. WARRICK, SR., AND WIFE, MARY FRANCES WARRICK TO GEORGE BRATTEN, JR.

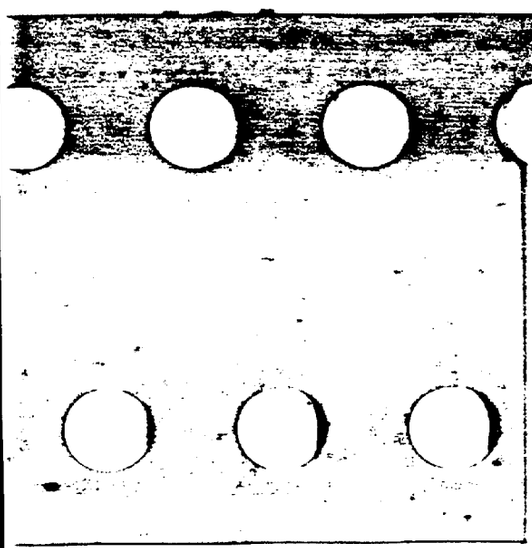
Being the same Deed of Trust released to William H. Warrick and wife, Mary Frances Warrick, by Full Release of Lien from Sue Zwingle, Clerk of the Circuit/Criminal Court of Dickson County, Tennessee, of record in Book 8616, page 381, Register's Office for Davidson County, Tennessee.

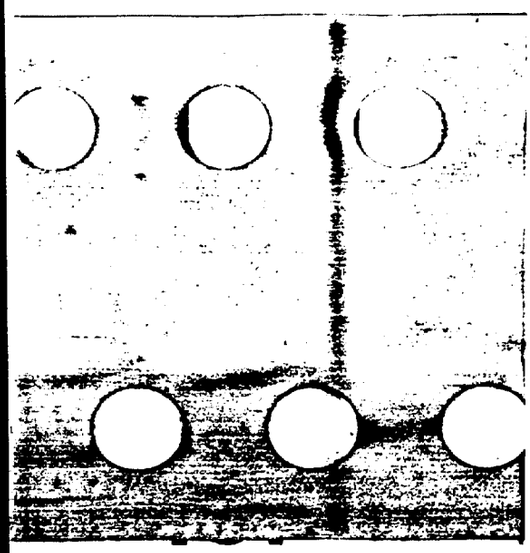
Being the same Deed of Trust released to William H. Warrick and wife, Mary Frances Warrick, by Full Release of Lien from Temple-Inland Mortgage Corporation, successor in interest for Lumberman's Investment Corporation, of record in Book 9207, Page 421, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

William H. Warrick and William H. Warrick, Sr., are one and the same person.

U1596
IDENTIF. & REFERENCE
94 JAN 13 PM 2:26
FELIX A. ... REGISTER
DAVIDSON CO. TENN.
PICK-UP
9609 01/13 0101 03CHECK
20.40





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

RECEIVED OF 9610 01/13 0101 03CHECK 12.00

FOR

BOOK 9220 PAGE 425

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 2000.00
				CON TX 7.40
				PRFEE 1.00
				MAMT 12.00
				~~TOTAL 8.40~~
				~~CHECK 8.40~~
			01/13/94 01	14:26 0001 9609

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07596
IDENTIF. # REFERENCE

94 JAN 13 PM 2:26
REGISTER
DAVIDSON COUNTY, TN.

VOID
MAMT 12.00-
WDEED 12.00
~~TOTAL 12.00~~
~~CHECK 12.00~~
14:26 0001 9610

TOTAL $ 20.40 01/13/94 01

No. 745604