BOOK 9263 PAGE 278

*33

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 34,900.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
28th DAY OF February 19 94
Notary Public
MY COMMISSION EXPIRES
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Mark A. Ellmore, 388 Harding Place, Suite C, Nashville, Tennessee 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas Jerry Rutter (NAME)	(NAME)	MAP 083-130
1521 Russell Street (ADDRESS)	SAME (ADDRESS)	PARCEL 379.00
Nashville, Tennessee 37206 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	23W-05700

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Mrs. Alberta Brady and Est. of Jesse E. Brinkley, Jr. represented by Christine Herrod, Administrator

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas Jerry Rutter and wife, Sandra Kay Rutter

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being the easterly 62.2 feet of the southerly 100 feet of Lot No. 62 of Block "G" of the Subdivision of the home place of Mrs. E. M. Lindsley, deceased, a plan of which is recorded in Plan Book No. 2, page 92, of the Chancery Court at Nashville, Tennessee.

Said part of said Lot No. 62 fronts 62.2 feet on the northerly side of Russell Street and extends back northwardly between parallel lines with the westerly line of 16th Street, 110 feet to a dead line.

Being the same property conveyed to Mrs. Alberta Brady and Jesse E. Brinkley, Jr., by deed from Drake C. Satterfield and Cliff P. Satterfield, Jr. of record in Book 4627, page 889, Register's Office for Davidson County, Tennessee.

The said Jesse E. Brinkley, Jr., now being deceased.

This conveyance is made subject to any and all existing easements, restrictions and setback lines of record.

94 MAR -1 PM 2:34
FELIA ... REGISTER
DAVIDSON COUNTY, TN.

22487

unimproved ( )
This is improved (X) property, known as 1521 Russell Street, Nashville, Tennessee 37206
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are 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 we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number 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 28th day of February 19 94

Mrs. Alberta Brady

EST of Jesse E Brinkley Jr by Christine Herrod administrator

Est. of Jesse E. Brinkley, Jr., by Christine Herrod, Administrator

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mrs. Alberta Brady and Christine Herrod, Administrator of the Estate of Jesse Ernest Brinkley, Jr.

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 28th day of February, 1994.

Commission expires March 25, 1995

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

Mrs. Alberta Brady and Est. of Jesse E. Brinkley, Jr.

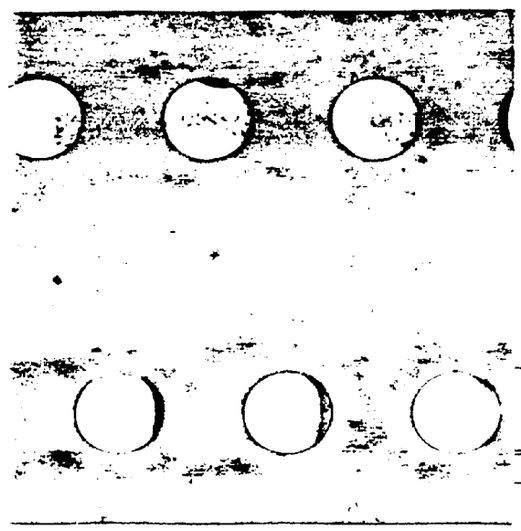
TO

Thomas Jerry Rutter and wife, Sandra Kay Rutter

RETURN TO:

Mark A. Elmore
388 Harding Place, Suite C
Nashville, Tennessee 37211

138.13



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9263 PAGE 280

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 34900.00
				CON TX 129.13
				PRFEE 1.00
				WDEED 8.00
				TOTAL 138.13
				CHECK 138.13
			03/01/94 01	14:35 0001 6083

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

22487

IDENTIFICATION REFERENCE

94 MAR -1 PM 2:34

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 761525