BOOK 9295 PAGE 673 Bk 22

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 88,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
25th DAY OF March 19 94

I. DYKE TATUM

Notary Public

MY COMMISSION EXPIRES: July 26, 1997
(AFFIX SEAL)

Bk 22

THIS INSTRUMENT WAS PREPARED BY

TATUM & JONES, ATTORNEYS, 2001 Charlotte Avenue, Suite 200, Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MICHAEL C. HOWS (NAME)	FIRST TENNESSEE BANK NATIONAL ASSN. (NAME)	90-12-47
670 WESTBORO DRIVE (ADDRESS)	P. O. BOX 351 (ADDRESS)	08DA-29960
NASHVILLE, TN 37209 (CITY) (STATE) (ZIP)	MEMPHIS, TN 38101 (CITY) (STATE) (ZIP)	

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, FRANCES ASHWORTH TAYLOR, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MICHAEL C. HOWS AND WIFE, BENNIE RUTH HOWS AND M. ANN WESTMORELAND, UNMARRIED

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 northerly part of Lot No. 9, on the Plan of Re-subdivision of Lot Nos. 5, 6, 7, and 8, in the Subdivision of Lot No. 21 of the B. F. Cockrill Farm, of record in Book 421, page 21, Register's Office for Davidson County, Tennessee, and being more particularly described according to a survey by John B. Kohl, III, dated March 25, 1994, as follows:

BEGINNING on the easterly margin of James Street at the Southwest corner of the property conveyed to W. A. Horton and wife by deed from A. N. Binkley and wife, of record in Book 479, page 269, said Register's Office, being the corner of Lot Nos. 8 and 9; thence with the line between said two lots, eastwardly 140.9 feet to the Southwest corner of Lot No. 7, continuing in the same direction and with the line between Lot Nos. 7 and 9, 120 feet, in all, 260.9 feet, to the Northwest corner of the property conveyed to Thomas E. Garland and wife by deed from A. N. Binkley, of record in Book 1584, page 265, said Register's Office; thence with the westerly line of said Garland Property, southwardly 106 feet to the northerly line of the property conveyed to Wesley L. Finchum and wife by deed from A. N. Binkley, of record in Book 1533, page 258, said Register's Office; thence with said line westwardly 283.1 feet to the easterly margin of James Street; thence with said Street, northwardly 107.2 feet to the point of BEGINNING, including but excluding therefrom a strip of land with an average width of 3 feet, across the front of said property for road purposes, conveyed by A. N. Binkley to Davidson County, Tennessee, by deed of record in Book 2086, page 277, said Register's Office.

BEING part of the same property conveyed to Mable Butler and H. E. Butler and wife, Frances Butler, by deed from Ernest E. Butler and wife, Pearl M. Butler,

*** CONTINUED ***

unimproved ( )
This is improved (X) property, known as 670 WESTBORO DRIVE, NASHVILLE, TN 37209
(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 my hand this 25th day of March 19 94

Frances Ashworth Taylor
FRANCES ASHWORTH TAYLOR

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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 FRANCES ASHWORTH TAYLOR

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 25th day of March 19 94

Commission expires July 26, 1997

I. DYKE TATUM 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

*** LEGAL DESCRIPTION CONTINUATION ***

of record in Book 3766, page 593, Register's Office for Davidson County, Tennessee. The said H. E. Butler has since died and is survived by his wife, Frances Butler, now known as Frances Ashworth Taylor. Mable Butler has since died and by Last Will and Testament of record in Will Book 183, page 467, devised her one-half (1/2) undivided interest in said property to Frances Ashworth Taylor.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

SOURCE OF DESCRIPTION: Survey dated March 24, 1994, made by:
JOHN B. KOHL, III, License No. 100
400 Seventh Avenue, South
Nashville, TN 37203

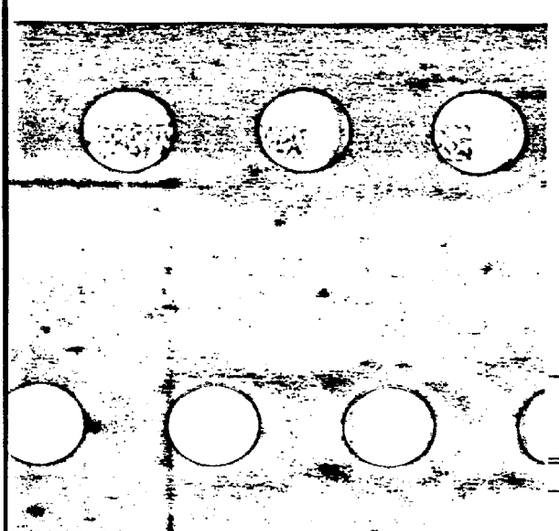
33546

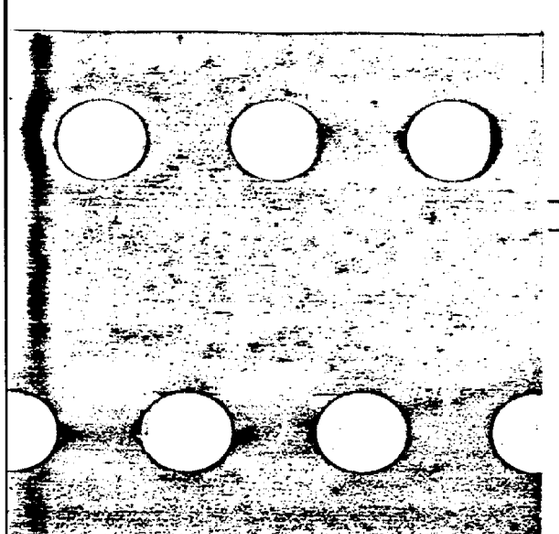
IDENTIFICATION REFERENCE

94 MAR 31 AM 8:44

REGISTER
DAVIDSON COUNTY, TN.

8083 03/31 0101 03CHECK 386.45





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

RECEIVED OF _____

FOR _____

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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 88500.00
				CON TX 327.45
				PRFEE 1.00
				WDEED 8.00
				TOTAL 336.45
				CHECK 336.45
03/31/94	01			08:45 0001 8083

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

33516 IDENTIF. & REFERENCE

94 MAR 31 AM 8:44

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

No. 773363