PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (kd) (Title No: 34990)
Dav. Co. File: Box 8

CHRISTY WILKINS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 9/16/95

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 107500.00

Affiant

Sworn and subscribed before me this
12th day of April, 1994.

Notary Public

My Comm. Expires:

ADDRESS NEW OWNER:	RESPONSIBLE FOR PAYMENT OF TAXES:	MAP-PARCEL NUMBERS
Eugene W. Fowinkle Ruby Y. Fowinkle 712 Westview Avenue Nashville, Tennessee 37205	SAME	104-11-136

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Richard Lawrence Coles and Van H. Coles, Jr., heirs at law of Blanche Chilton Coles**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Eugene W. Fowinkle and spouse, Ruby Y. Fowinkle**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 22 on the plan of Bransford Realty Company's Subdivision of the Edgar Jones Home Place of record in Book 421, page 7, Register's Office for said County.

SAID Lot No. 22 fronts 92 feet on the southerly margin of Fairfax Avenue, formerly Jones Avenue, and extends back 185 feet on the easterly line and 185.5 feet on the westerly line with the east line of an alley, to an alley in the rear and measures 84 feet.

BEING the same property conveyed to Van H. Coles, Sr., and wife, Blanche Chilton Coles, by deed from Claude L. Watkins, Sr., unmarried, of record in Book 4043, page 829, said Register's Office. The said Van H. Coles, Sr., and Blanche Chilton Coles having both since died, with Van H. Coles predeceasing Blanche Chilton Coles.

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This is improved property, known as: 2529 Fairfax Avenue, Nashville, Tennessee 37212

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 12th day of April, 1994.

Richard Lawrence Coles

Van H. Coles, Jr.

State of Tennessee
County of Davidson

On this 12th day of April, 1994, before me the undersigned authority, personally appeared **Richard Lawrence Coles and Van H. Coles, Jr.**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

CHRISTY WILKINS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 9/16/95

My Commission Expires: _____

Notary Public

BOOK 9319 PAGE 22

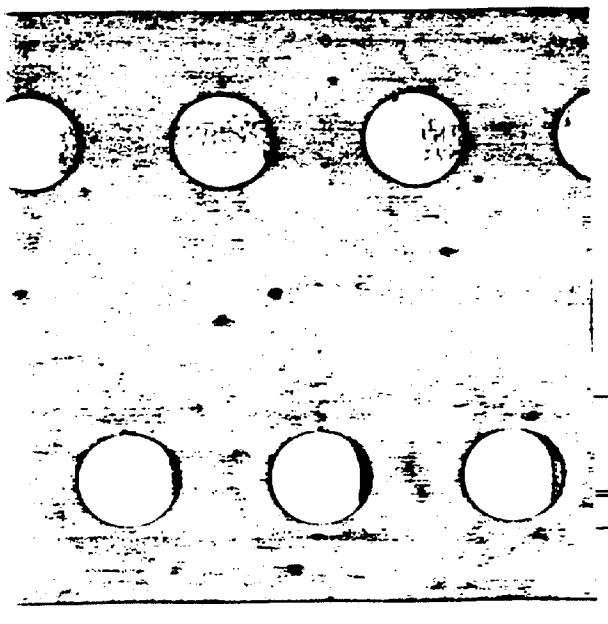
41579

IDENTIF. ↑ REFERENCE

94 APR 21 AM 11:10

FELIX [illegible] II REGISTER
DAVIDSON COUNTY, TN.

6750 04/21 0101 03CHECK 406.75



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

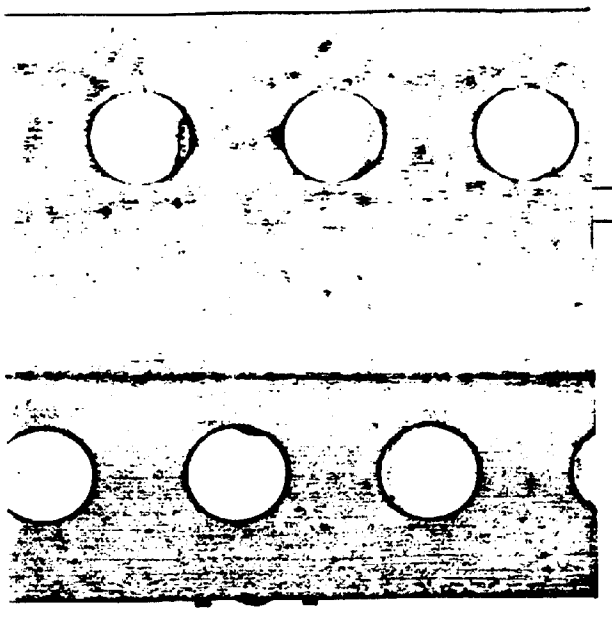
RECEIVED OF _____

FOR _____

BOOK 9319 PAGE 23

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 107500.00
CON TX 397.75
PRFEE 1.00
WDEED 8.00
TOTAL 406.75
CHECK 406.75

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 6750

41579
IDENTIF. ↑ REFERENCE

94 APR 21 AM 11:10
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 781909