Mail

THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 66,500.00

Edward Eric Gaines
Affiant

Subscribed and sworn to before me, this 29th day of April 1994

Notary Public

My Commission Expires: 11-22-97

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
EDWARD ERIC GAINES 1050 Gwynn Drive Nashville, Tennessee 37206	SAME	MAP 61-7 PARCEL 178

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of SIXTY SIX THOUSAND FIVE HUNDRED AND NO/100-- ---------- ($ 66,500.00) DOLLARS, cash in hand paid by the hereinafter named Grantee___, the receipt of which is hereby acknowledged, I , JANA GARRETT HARRISON GEE, MARRIED hereinafter called the Grantor___, have bargained and sold, and by these presents do transfer and convey unto EDWARD ERIC GAINES, UNMARRIED hereinafter called the Grantee___, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lots Nos. 10 and 11 of Section "A", Broadmoor, Section 1, of record in Book 547, pages 161 and 162, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Jana Garrett Harrison, unmarried, by deed from Kathryn Young Cooke, of record in Book 6281, page 366, Register's Office for Davidson County, Tennessee; the said Jana Garrett Harrison having since married SAMUEL DAVID GEE and is known as Jana Garrett Harrison Gee.

SAMUEL DAVID GEE , spouse of Jana Garrett Harrison Gee, joins in this conveyance to convey any interest he may have in subject property, particularly any marital interest.

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This is improved property known as 1050 Gwynn Drive, Nashville, Tennessee 37206

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___, his heirs and assigns, forever.

GRANTOR___ COVENANT s with the said GRANTEE___ that she is lawfully seized and possessed of said land in fee simple, has good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of Section "A" Broadmoor, Section 1 of record in Book 547 , page 161 & 162, Register's Office for Davidson County, Tennessee.

GRANTOR___ FURTHER COVENANTs__ and bind_s herself___, her___ heirs and representatives to warrant and forever defend the title to the said GRANTEE___, his___ heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand on this the 29th day of April, 19 94.

Jana Garrett Harrison Gee
JANA GARRETT HARRISON GEE

Samuel David Gee
SAMUEL DAVID GEE

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 JANA GARRETT HARRISON GEE and SAMUEL DAVID GEE, 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 this 29th day of April, 1994.

Notary Public

My Commission Expires: November 22, 1997

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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___ 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 _____.

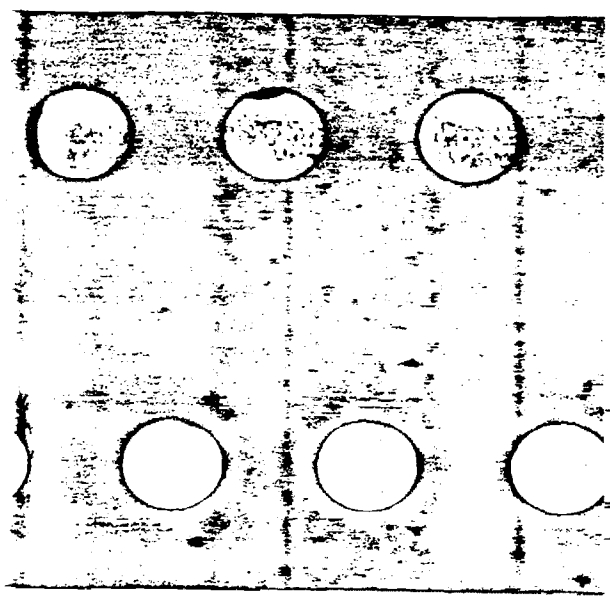
Witness my hand and official seal this _____day of _____, 19 ____.

My Commission Expires: _____

Notary Public

45505
IDENTIF. ↑ REFERENCE

94 MAY -3 AM 9:56
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

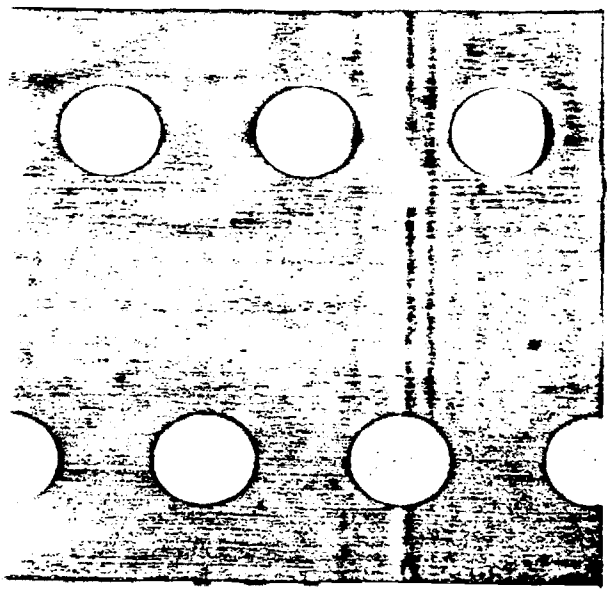
BOOK 9331 PAGE 126

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 66500.00
CON TX 246.05
PRFEE 1.00
WDEED 8.00
TOTAL 255.05
CHECK 255.05

05/03/94 01 09:55 0001 1122



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

45505
IDENTIF. ↑ REFERENCE

94 MAY -3 AM 9:56

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

No. 786211