BOOK 9378 PAGE 327

WARRANTY DEED

State of Tennessee)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is $ 28,000.00

Affiant

Sworn to and subscribed before me this 13 day of [illegible], 1994

NOTARY PUBLIC

My Commission Expires: 11-26-97

This instrument prepared by:

ROBERT F. SPANN, Attorney
First American Center, Suite 1545
315 Deaderick Street
Nashville, Tennessee 37238-1545
615/242-2525

6007 06/14 0101 03CHECK 112.60

ADDRESS - NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NUMBER:
Sam Daniel, Jr. and Mary Elizabeth Rucker 2321 Mcharry Blvd Nashville, Tn 37208	Same	Map 92-8 Parcel 55

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, Fred Jones, Successor Trustee of Jones Tabernacle Primitive Baptist Church, hereinafter called Grantor, has bargained and sold, and by these presents, transfers and conveys unto Sam Daniel, Jr. and Mary Elizabeth Rucker, hereinafter called Grantees, their heirs and assigns, forever, a certain tract or parcel of land situated in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 131, on the Map of the Plan of lots of Samuel Watkins, as of record in Book 57 page 13, Register's Office for said County.

Said Lot No. 131 fronts 50 feet on the north side of Jo Johnson Street or Avenue, and runs back between parallel lines 177 feet to an alley.

Being the same property conveyed to the Trustees of Jones Tabernacle Primitive Baptist Church, their successors and assigns, by deed from Joseph G. Williams, of record in Book 3671, page 165, Register's Office for Davidson County, Tennessee.

This is unimproved property known as 1414 Jo Johnson Street, Nashville, TN.

TO HAVE AND TO HOLD the said property, with all appurtenances, estate, title, and interest thereto belonging to the Grantees, their heirs and assigns forever; and I do covenant with the said Grantees that I am 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 I do further covenant and bind myself, my successors, assigns 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 13 day of June, 1994.

Fred Jones

FRED JONES

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Fred Jones, the bargainor, to me personally known (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this____ day of June, 1994.

NOTARY PUBLIC

My Commission Expires: _____

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

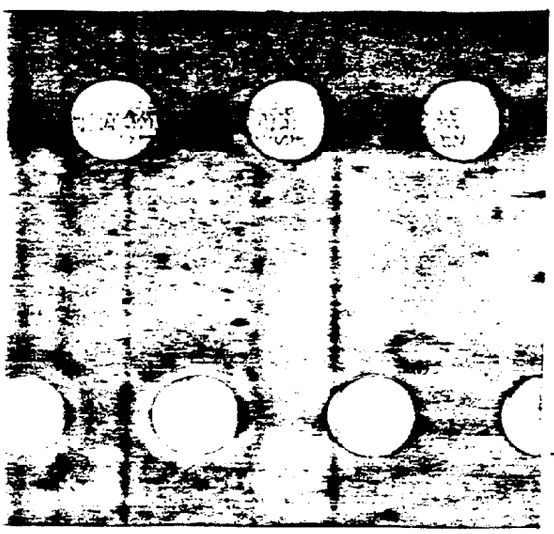
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Fred Jones, the Trustee of Jones Tabernacle Primitive Baptist Church, the bargainor, to me personally known (or proved to me on the basis of satisfactory evidence), and who acknowledged that he was duly authorized to execute the foregoing instrument for the purposes therein contained.

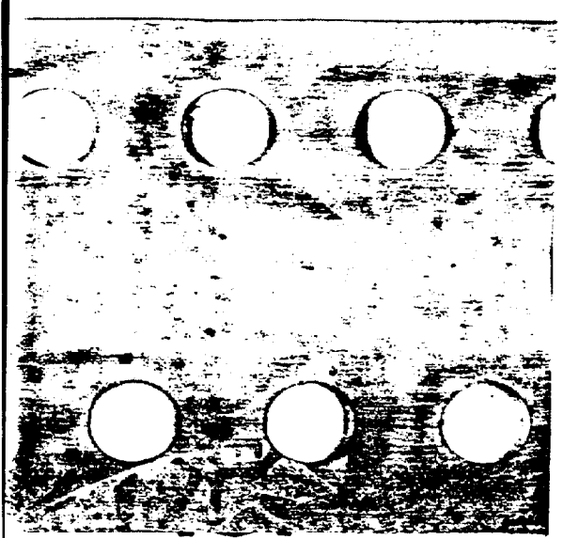
WITNESS my hand and official seal at Nashville, Tennessee, this 13 day of June, 1994.

NOTARY PUBLIC

My Commission Expires: 11-26-94

60984
IDENTIF. & REFERENCE
PICK-UP
94 JUN 14 PM 3:29
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.





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 28000.00
CON TX 103.60
PRFEE 1.00
WDEED 8.00
TOTAL 112.60
CHECK 112.60

06/14/94 01 15:30 0001 6007

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

60984
IDENTIF. ↑ REFERENCE

94 JUN 14 PM 3:29
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 802754