26B

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Ruby S. Martin 2209 Hemingway Drive Nashville, TN 37215	New Owner	Map 144-040 Parcels 006.00

This instrument prepared by: Robert J. Notestine III Attorney
104 Woodmont Blvd., Suite 115, Nashville, Tennessee 37205

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, We, Kenneth Bernard and wife, Lori Bernard (The "Grantor's") have bargained and sold, and by these presents does transfer and convey unto Ruby S. Martin, unmarried (The "Grantee"), Grantee's successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

LAND in Davidson County, Tennessee, being Lot No. 11, Block O on the plan of Tyne Meade, Section III. of record in Book 1424, Pages 12, 13 and 14, Register's Office for said County.

SAID Lot No. 11 fronts 161 feet on the southerly margin of Hemingway Drive and extends back 303.1 feet on the westerly line and 285 feet on the easterly line to a dead line in the rear, measuring 160 feet thereon.

Being the same property conveyed to Kenneth Ray Bernard and wife, Lori Short Bernard by Warranty Deed from Nina Patricia Furqueron, a single person of record in Book 9051, page 321, said Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

This property is commonly known as 2209 Hemingway Drive, Nashville, Tennessee 37215.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $220,000.00.

Affiant

Subscribed and sworn to before me this 26th day of August, 1994.

Notary Public

My Commission Expires June 24, 1998

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

And Grantors do covenant with the said Grantee that Grantors are lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantee, her successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 26th day of August, 1994.

Kenneth Ray Bernard

Lori Short Bernard

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 **Kenneth Ray Bernard and wife, Lori Short Bernard**, the bargainors 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 26th day of August, 1994.

Notary Public

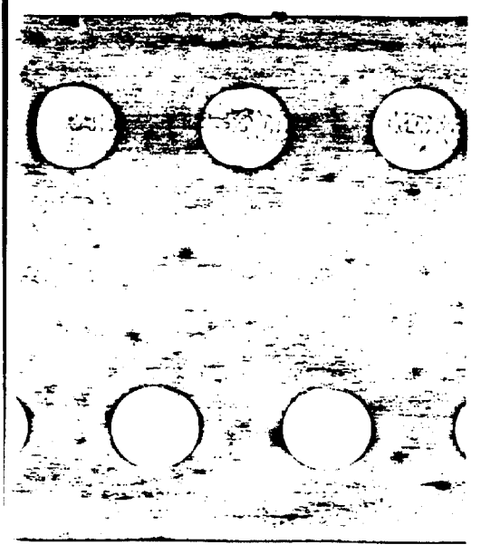
My Commission Expires: June 24 1998

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

85871
IDENTIF. & REFERENCE

94 AUG 29 PM 3:31
FELIX E. ... REGISTER
DAVIDSON COUNTY, TN.

3022 08/29 2101 03CHECK 823.00





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9449 PAGE 424

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	
				220000.00
			CON TX	814.00
			PRFEE	1.00
			MTGFEE	8.00
			TOTAL	823.00
			CHECK	823.00
08/29/94		01	15:31 0001	3022

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

85871
IDENTIF. ↑ REFERENCE

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

No. 829419