Prepared by:
Monica D. Edwards, Esq
112 Stahlman Building
Nashville, Tennessee 37201

ADDRESS OF NEW OWNER:	**SEND TAX BILLS TO:**	**MAP:** 92-05
Sankofa Enterprises	Same	Prcel 270
c/o Monica D. Edwards, Trustee		MAP: 92-5
112 Stahlman Building		Parcel 269
Nashville, TN 37201		

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF SEVENTY SIX THOUSAND SIX HUNDRED SIXTY SIX ($76,666.00) DOLLARS, JAMES ROBINSON and **BARBRA SINGH**, GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **SANKOFA ENTERPRISES**, (a General Partnership) GRANTEE herein, its successors and/or assigns certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows:

TRACT I

LAND in Davidson County, Tennessee, being Lot No. 95 on the Plan of College Hill Subdivision, Section II, as of record in Book 2133, Page 52, Register's Office for said County.

SAID lot No. 95 fronts 75 feet on the north side of Clifton Avenue and runs back between parallel lines, 121.99 feet to a dead line.

BEING the same property conveyed to James Robinson and Barbra Singh, by deed from Geneva McKissack Harris of record in Book 9463, Page 463, Register's Office for Davidson County, Tennessee.

This is improved property known as 3400 Clifton Road, Nashville, Tennessee 37209.

TRACT II

LAND in Davidson County, Tennessee, being Lot No. 96 on the Plan of College Hill, Section II, as of record in Book 2133, Page 52, Register's Office for said County.

SAID lot fronts 75 feet on the northerly side of Clifton Avenue and runs back between parallel lines, 121.99 feet to a dead line.

BEING the same property conveyed to James Robinson and Barbra Singh, by deed from Ann McKissack Ross of record in Book 9463, Page 466, Register's Office for Davidson County, Tennessee.

This is improved property known as 3320 Clifton Road, Nashville, Tennessee 37209.

QUEEN ROBINSON and ALVIN SINGH JOIN IN THIS CONVEYANCE FOR THE PURPOSE OF CONVEYING ANY INTEREST THEY HAVE IN SAID PROPERTY BY VIRTUE OF MARRIAGE TO GRANTORS

TO have and to hold the said tracts and parcel of land, with the appurtenances, estate, title and interest thereto belonging to the GRANTEE, its successors and/or assigns, forever. And GRANTORS do covenant with the said GRANTEE that GRANTORS are lawfully seized an possessed of said land in fee simple, have good right to convey it, and the same is unencumbered, unless otherwise herein set out. And they do further covenant and bind themselves, their heirs, and representatives to warrant and forever defend the title to the said land to the said GRANTEE, its successors and/or assigns against the lawful claims of all persons, whomsoever.

WITNESS our hands this 5th day of October, 1994.

JAMES ROBINSON

BARBRA SINGH

QUEEN ROBINSON

ALVIN SINGH

STATE OF TENNESSEE)
)
COUNTY OF RUTHERFORD)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JAMES ROBINSON and wife, QUEEN ROBINSON** and **BARBRA SINGH and husband, ALVIN SINGH,** 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, Davidson County, Tennessee, this 5th day of October, 1994.

NOTARY PUBLIC

My Commission Expires: 11/22/97

PICK-UP

94 OCT -6 PM 12:37
REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

97608
IDENTIF. & REFERENCE

STATE OF TENNESSEE)
)
COUNTY OF RUTHERFORD)

The actual consideration for this transfer or value of property (whichever is greater) is **SEVENTY SIX THOUSAND SIX HUNDRED SIXTY SIX ($76,666.00) DOLLARS.** This is equal to or greater than the property would bring at a fair and voluntary sale.

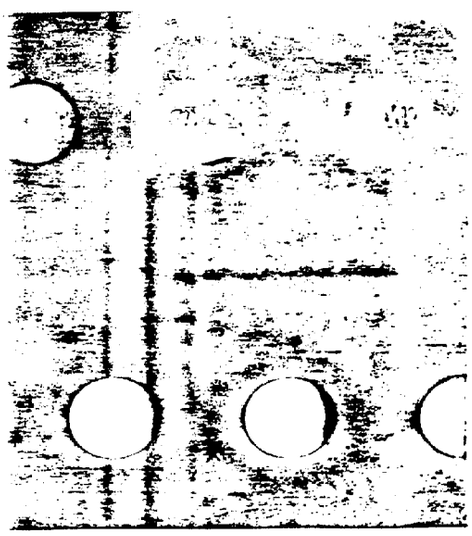
AFFIANT

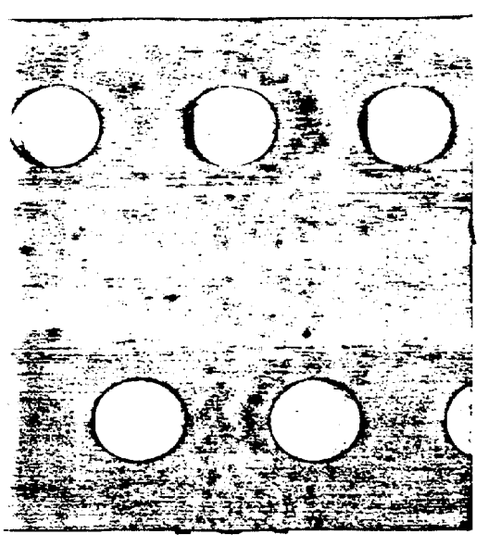
SWORN to and **SUBSCRIBED** before me this 5th day of October, 1994.

NOTARY PUBLIC

My Commission Expires: 11/22/97

5652 10/06 0101 03CHECK 292.79





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

RECEIVED OF _____

FOR _____

BOOK 9486 PG 652

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 76666.00
CON TX 283.79
PRFEE 1.00
WDEED 8.00
TOTAL 292.79
CHECK 292.79

10/06/94 01 12:36 0001 5652

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

97608
IDENTIF. ← REFERENCE

94 OCT -6 PM 12:37
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 841881