BOOK 9498 PG 271

Box 58

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 325,000.00

Michele B. Nicklas
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF September 19 94

Notary Public

MY COMMISSION EXPIRES: January 25, 1997
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COMBOS & HIX, P. C., 315 Deaderick Street, Su. 1100, Nashville, TN 37238

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michele B. Nicklas (NAME)	NEW OWNER (NAME)	MAP 106-2
1007 Old Tree Court (ADDRESS)	(ADDRESS)	PARCEL 47
Nashville, TN 37210 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Heirs to the Estate of Bassel E. Taylor

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michele B. Nicklas

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Beginning at an iron pin in the Southern R.O.W. margin of Old Tree Court said pin being 284.4 feet east of the centerline of Twin Elms Court; thence with said R.O.W. S 79 deg. 20' 54" E 6.23 feet to a point, the beginning of a curve to the right; thence with the chord of said curve having a radius of 60.0 feet an a length of 43.36 feet S 58 deg. 38' 25" E 42.43 feet to a point, the beginning of a curve to the left; thence with the chord of said curve having a radius of 60.0 feet and a length of 113.40 feet N 87 deg. 54' 51" E 97.26 feet to a point; thence S 56 deg. 13' 58" E 176.86 feet to a point; thence S 7 deg. 09' W 90.0 feet to a point; thence N 82 deg. 51' W 302.50 feet to a point; thence N 75 deg. 57' 50" W 7.01 feet to a point; thence N 10 deg. 39' 06" E 170.87 feet to the point of beginning, said tract containing 0.97 acres, more or less.

Being the same property conveyed to Bassel E. Taylor, d/b/a Private Realty Company, his heirs, successors and assigns by Agreed Order of the Probate Court of Davidson County, Tennessee, of record in Book 5843, page 907, Register's Office for Davidson County, Tennessee. Bassel E. Taylor having since died leaving his property to his childred, Margaret Taylor Gambill, Linda Sue Jobe and Robert J. Taylor by his will of record in Book 8415, page 121, Register's Office for Davidson County, Tennessee.

The above legal is the same as used on the Agreed Order.

This conveyance is subject to 1994 taxes, paid, prorated and assumed by the Gratee(s) at closing; all matters on the plan of record in Book 5190, page 605; all easements, restrictive covenants; association By-laws and assessments, if any; zoning regulations related to the premises; and parties in possession.

unimproved ( )
is improved (X) property, known as 1007 Old Tree Court, Nashville, TN 37210
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are 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 we do further covenant and bind ourselves, our heirs 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 22nd day of September 19 94

Heirs to the Estate of Bassel E. Taylor
By: Robert J. Taylor
Robert J. Taylor, Executor

Robert J. Taylor, individually

Margaret Taylor Gambill, individually

Linda Sue Jobe, individually

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 Robert J. Taylor, Margaget Taylor Gambill and Linda Sue Jobe

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 at Nashville, Tennessee, this 19th day of October 19 94

Commission expires January 25, 1997

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Robert J. Taylor and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the Executor and _____ respectively of the Heirs to the Estate of Bassel E. the within named bargainor, and corporation, and that he as such Executor 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 Robert J. Taylor as such Executor, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville, TN on this the 19th day of October 19 94.

My commission expires January 25, 1997

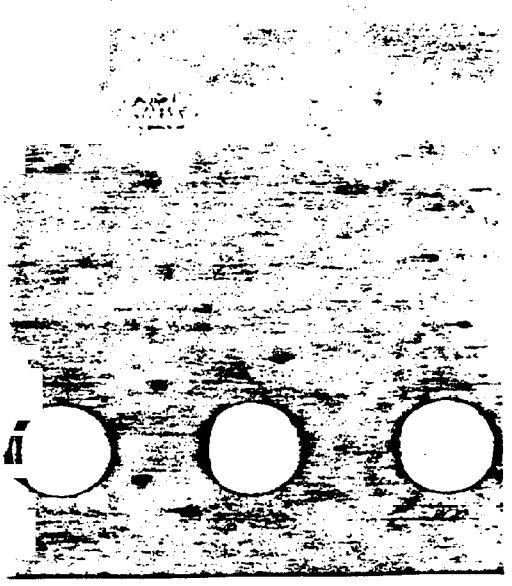
Notary Public

0002 10/20 0101 03CHECK 1211.50

IDENTIF. # REFERENCE

94 OCT 20 PM 2:04

FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

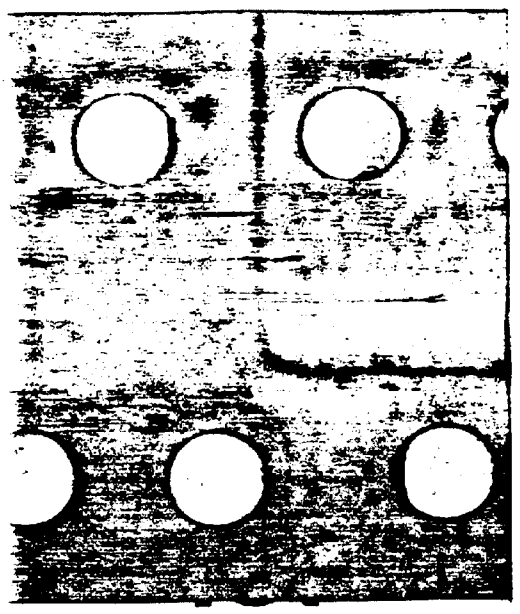
RECEIVED OF _____

FOR _____

BOOK 9498 PG 273

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 325000.00
CON TX 1202.50
PRFEE 1.00
WDEED 8.00
TOTAL 1211.50
CHECK 1211.50

10/20/94 01 14:03 0001 0002

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01575
IDENTIF. ↑ REFERENCE

94 OCT 20 PM 2:04

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 846172