SOB

This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50-B

BOOK 9586 PG 603

ADDRESS NEW OWNER:
Fred L. Sharp
1705 Kenesaw Drive
Nashville, TN 37215

SEND TAX BILL:
To Owner

MORTGAGEE:

MAP AND PARCEL:
MAP 132-9
GROUP
PARCEL 106

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Maryadell Crisman Brown,an unmarried person, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Fred L. Sharp, 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:

> Land in Davidson County, Tennessee, being the east 100 feet of the westerly 200 feet of Lot No. 21 on the Plan of Oak Hill Subdivision No. 1, of record in Book 547, page 49, Register's Office for said County, and being designated as Lot B on the unrecorded subdivision of said Lot No. 21.
>
> Said part of said lot fronts 100 feet on the northerly side of Battery Road and extends back 677.7 feet on the easterly line and 686.79 feet on the westerly line to a dead line in the rear on which is measures 100 feet.
>
> Being a part of the same property conveyed to Maryadell Crisman Brown, by deed from L. Hammel Hayes and wife Marjorie W.Hayes, as of record in Deed Book 1734, page 623, Register's Office for Davidson County, Tennessee.

This is improved property known as 892 Battery Lane, Nashville, TN 37220.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. Subject to 1995 property taxes which are not yet due and payable.
2. Easement for Sanitary Sewers, Storm Drainage, Water Mains and Appurtenances of record in Book 6303, page 581, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Fred L. Sharp, his heirs and assigns, forever; and I, Maryadell Crisman Brown,an unmarried person, do covenant with the

said Grantee 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 heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 31st day of January, 1995.

Maryadell Crisman Brown

Maryadell Crisman Brown

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Maryadell Crisman Brown,an unmarried person, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 31st day of January, 1995.

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

NOTARY PUBLIC

My Commission Expires: Nov 20, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 60,000.00.

AFFIANT

Subscribed and sworn to before me
this 31st day of January, 1995.

NOTARY PUBLIC

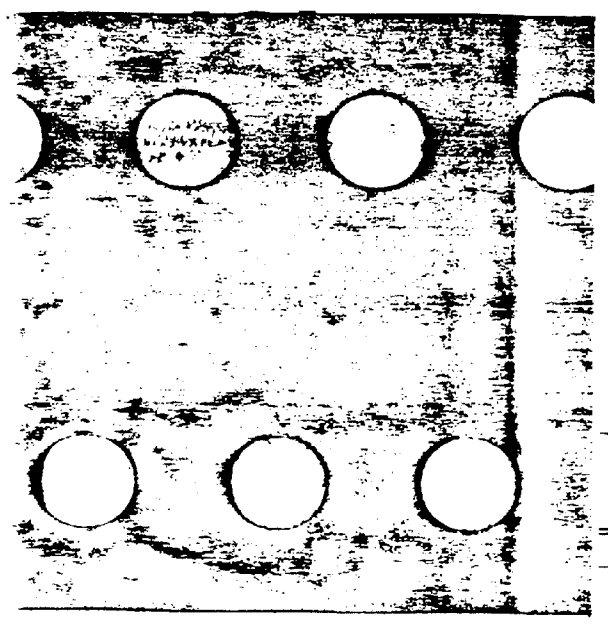
My Commission Expires: Nov. 20, 1996

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

30748

IDENTIF. & REFERENCE

3036 02/22 0101 03CHECK 231.00



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

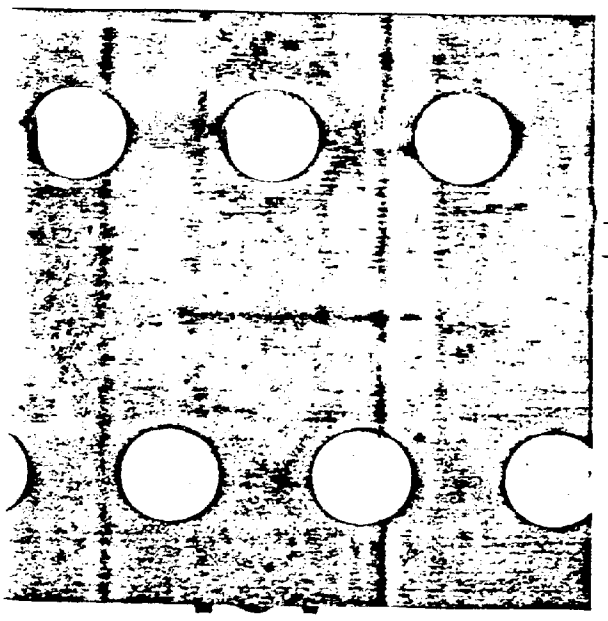
BOOK 9586 PG 610

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 60000.00
CON TX 222.00
PRFEE 1.00
WDEED 88.00
ERR CO
WDEED 88.00-
WDEED 8.00
TOTAL 231.00
CHECK 231.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 001 3036



30748
IDENTIF. & REFERENCE

95 FEB -2 PM 12:54

REGISTER
DAVIDSON COUNTY, TN.

No. 877790