THIS INSTRUMENT PREPARED BY:
JOSEPH B. TITT, JR., ATTORNEY
FIRST AMERICAN CENTER
NASHVILLE, TN 37238
00274973 Box 35

35

BOOK 9588 PG 48

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Shannah V. Farr	Middle Tennessee Mortgage	Map 105-9
(NAME)	(NAME)	
918 Benton Avenue	1034 West College Street	Parcel 404
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37204	Murfreesboro, TN 37129	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ----------TEN AND 00/100----------
----------(10.00)---------- *Dollars,*

Cash in hand paid by Shannah V. Farr, unmarried
and other good and valuable considerations accepted as cash, the receipt and sufficiency of which are hereby acknowledged,

Susie McClure, unmarried

have this day bargained and sold, and do hereby transfer and convey unto the said Shannah V. Farr, unmarried

the Grantees herein, their (successors), heirs and assigns,
certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being the easterly 50 feet front and easterly 52.7 feet rear of Lot No. 42 on the Map of Waverly Place, as of record in Book 57, pages 94 and 95, Register's Office for Davidson County, Tennessee.

Said part of said Lot fronts 50 feet on the northerly side of Arthington or Benton Avenue and runs back between lines 234 feet on the easterly line and 230 feet, more or less, on the westerly line, to an alley in the rear, measuring 52.7 feet thereon.

Being the same property conveyed to Joe McClure, by deed from T. O. Morris, Executor of the Will of Josephine Smith Stokes, of record in Book 3813, page 181, Register's Office for said County. The said Joe McClure having since died and property now being vested in Susie McClure as devisee under the will of Joe McClure of record in Will Book 161, page 377, Probate Court Clerk's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 43,000.00

Subscribed and sworn to before me this the 1st *day of* February, 19 95

My commission expires: 11-10-97 *(Affix Seal)*

Affiant Shannah V. Farr

Notary Public Linda T. Jones

This is improved (X) unimproved ( ) property, known as 918 Benton Avenue (*House Number*) Nashville (*Street*) TN (*P.O. Address*) 37204 (*City or Town*)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 our hands this 1st *day of* February, *19* 95, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Susie McClure

Susie McClure

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 9588 PG 49

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Susie McClure, unmarried

*the within named 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 instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 1st *day of* February, *19*95.

Linda V. Jones
Notary Public
LINDA V. JONES

Commission expires 11-10-97

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of the State and County aforesaid, personally appeared* _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* _____*self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____*he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____*self as* _____

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

_____
Notary Public

Commission expires _____

3744 02/03 0101 03CHECK 168.10

WARRANTY DEED

FROM

TO

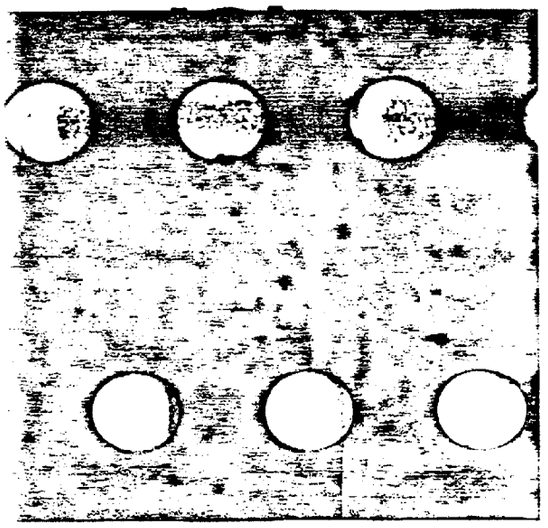
Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

95 FEB -3 AM 10:45

REGISTER
DAVIDSON COUNTY, TN.

31423

IDENTIFICATION REFERENCE



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

RECEIVED OF _____

FOR _____ BOOK 9588 PG 50

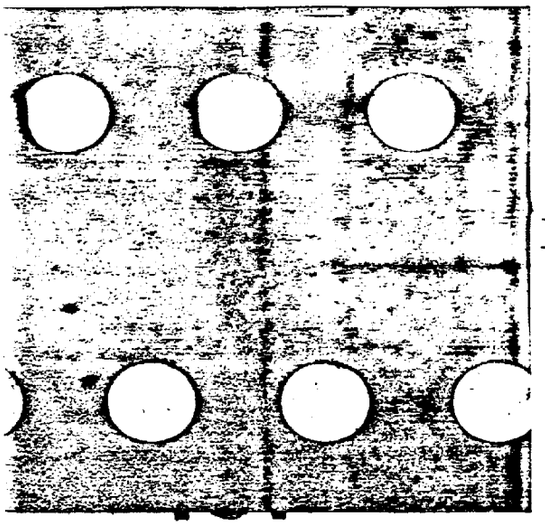
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 43000.00
CON TX 159.10
PRFEE 1.00
WDEED 8.00
TOTAL 168.10
CHECK 168.10

02/03/95 01 10:45 0001 8744

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



31423
IDENTIF. & REFERENCE

95 FEB -3 AM 10:45
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 878494