FORM NO. WD-1

Book 9590 Pg 602

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 21,000.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF February, 1994.

Notary Public

MY COMMISSION EXPIRES: 5-23-98

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
DAVID VINCENT, ATTORNEY, 905 STAHLMAN BLDG., NASHVILLE, TN 37201
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
Cynthia H. Kinnard, et al	NO MORTGAGE ESCROW	Map 92-8
(NAME)	(NAME)	
1501 Sweetbriar Avenue	SEND TAX BILLS TO:	Parcel 325
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37212	SAME	09W 02070
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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 Willa Mai Davis, a single person,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Cynthia H. Kinnard, Stephen C. Hewlett, Jr., Emmett Hewlett and Jesse Hewlett, as tenants in common,

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:

Being the westerly part of Lot No. 53 on the Plan of Hynes Addition to Nashville recorded in Minute Book "B", Page 85 and Plan No. 1, Page 21, Chancery Court at Nashville, Tenn., described as follows: Beginning on the Northern margin of Hynes Street at the corner of Lots Nos. 53 and 54; thence northerly with the line between said two lots 140 feet to the southerly line of Lot No. 50 on said plan; thence with said line easterly 33-1/3 feet, more or less, to the west end of a private alley called for in deed to Martin Gilmore of record in Book 209, Page 20, Register's Office for Davidson County, Tennessee; thence southerly parallel with the first line and with the west line of said Gilmore Lot 140 feet to the northerly margin of Hynes Street; thence with the northern margin of said street, westerly 33-1/3 feet, more or less, to the point of beginning.

Being the same property conveyed to Samuel R. Davis and wife, Mary E. Davis, by deed from B.F. Cornelius and wife, Mattie C. Cornelius, of record in Book 555, page 146, said Register's Office. The said Samuel P. Davis having predeceased Mary E. Davis and Mary E. Davis having since died and her Will of record in Will Book 158, page 774, Davidson County Probate Court Clerk's office, having devised the subject property to Willa Mai Davis.

unimproved ( ) This is improved (XX) property, known as 1412 (House Number) Hynes Street (Street) (P.O. Address) Nashville, TN 37203 (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** my **this** 22nd **day of** March, 1994

Willa Mai Davis

WILLA MAI DAVIS

STATE OF TENNESSEE }
Davidson County }

BK 9590 PG 603

Personally appeared befcre me, Beverly M. Hobbs, a Notary Public in and for said County and State, the within named Willa Mai Davis,

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 instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 22nd day of March, 1994.

Beverly M. Hobbs
Notary Public

Commission Expires July 23, 1994

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____
Notary Public

Commission Expires _____

WARRANTY DEED

FROM

WILLA MAI DAVIS, a single person

TO

CYNTHIA H. KINNARD, et al

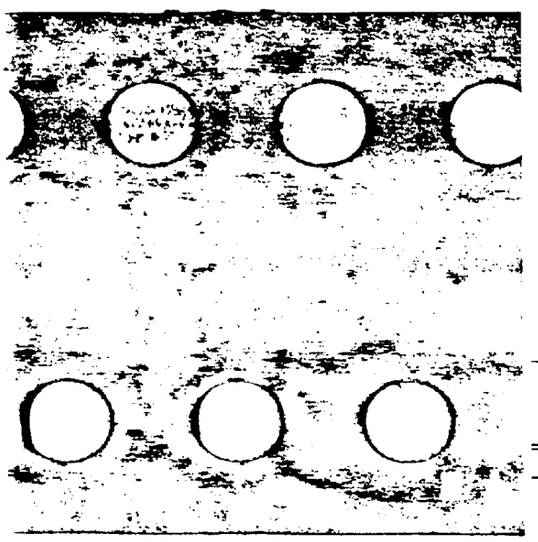
ATTORNEYS TITLE
A Minnesota Title Company

SUITE 175 — 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

95 FEB -7 PM 3:20

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

IDENTIF. ↑ REFERENCE



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

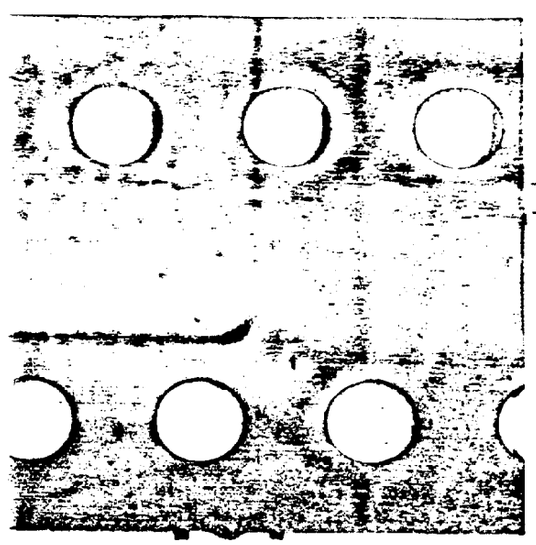
RECEIVED OF _____

FOR _____

BOOK 9590 PG 604

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	21000.00
CON TX	77.70
PRFEE	1.00
	8.00
TOTAL	86.70
CHECK	86.70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

32504
IDENTIF. ↑ REFERENCE

95 FEB -7 PM 3:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

02/07/95 01 15:20 0001 9920

No. 879657