BOOK 9609 PG 849

BOX 15

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 160,000.00

Michael McNamara
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
28th DAY OF February 95

Notary Public

MY COMMISSION EXPIRES: May 25, 1996
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE — STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

Steltemeier & Westbrook, Attys, 2002 Richard Jones Rd., C-101, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael McNamara (NAME)	Third National Bank in Nashville (NAME)	MAP 104-15 #347
2717 Westwood Avenue (ADDRESS)	P. O. Box 305110 (ADDRESS)	
Nashville, TN 37212 (CITY) (STATE) (ZIP)	Nashville, TN 37230-5110 (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, J. Fred Knobloch, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael McNamara and Merry L. Traum, both unmarried as joint tenants with the right of survivorship and not 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:

Land in Davidson County, Tennessee, being Lot No. 1 on the Map of E. C. Scruggs Subdivision of Lot No. 24 in Belair Plan of record in Book 547, page 171, Register's Office for said County to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to J. Fred Knobloch, unmarried, by deed from Gerald H. Phillips, II and wife, Bobbie Gail Branch Phillips of record in Book 6709, page 634, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

And I, Kathryn Knobloch, wife of the within named J. Fred Knobloch, join in the execution of this instrument for the purpose of transferring and conveying all right, title and interest which I may have in said property by virtue of my marriage or otherwise.

38917

IDENTIF. & REFERENCE

95 MAR -2 PM 4:00

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

6891 03/02 0101 03CHECK 601.00

unimproved ( )
This is improved (X) property, known as 2717 Westwood Avenue, Nashville, TN 37212
(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 28th day of February, 19 95

J. Fred Knobloch

Kathryn Knobloch

BOX 15

BOOK 9609 PG 850

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 J. Fred Knobloch and wife, Kathryn Knobloch

the bargainor, 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 28th day of February, 19 95

Commission expires May 25, 1996

Notary Public

K. CRANFORD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ 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 _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

Notary Public

Warranty Deed from J. Fred Knobloch, to Michael McNamara and Merry L. Traum.

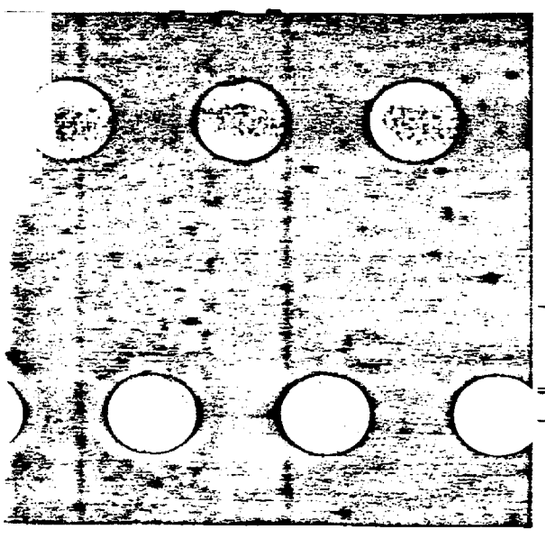
Return to:
Steltemeier & Westbrook, Attys
2002 Richard Jones Rd., C-101
Nashville, TN 37215

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE



RECEIVED OF _____

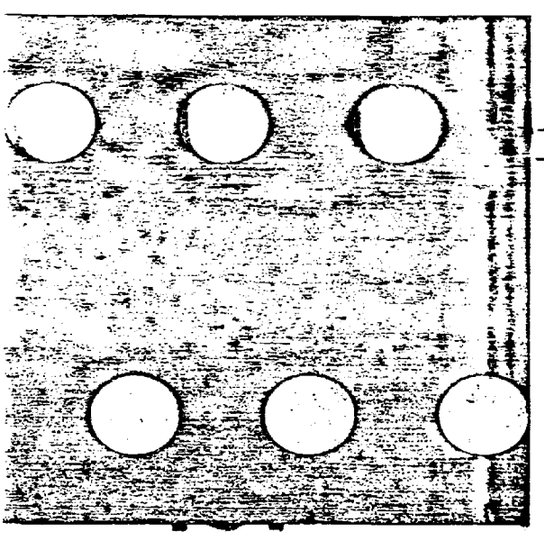
FOR _____

BOOK 9609 PG 851

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	
				160000.00
			CON TX	592.00
			PRFEE	1.00
			WDEED	8.00
			TOTAL	601.00
			CHECK	601.00
03/02/95	01		16:01 0001	6891

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



38917

IDENTIF. ↑ REFERENCE

95 MAR -2 PM 4:00

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 886544