BOOK 9620 PG 696

WARRANTY DEED

State of Tennessee)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is $26,000.00

Manuel D Licon
Affiant

Sworn to and subscribed before me this 6 day of Sept, 1995.

NOTARY PUBLIC

My Commission Expires: 9-26-98

This instrument prepared by:

ROBERT F. SPANN, Attorney
First American Center, Suite 1545
315 Deaderick Street
Nashville, Tennessee 37238-1545
615/242-2525

ADDRESS - NEW OWNER:
Manuel D. Licon, Sr.
1004 Elvira Ave
Nashville, Tn 37216

SEND TAX BILLS TO:
First Union Mortgage Corp
1st Fayetteville Street Mall
Raleigh, NC 27626-0544

MAP/PARCEL NUMBER:
Map: 72-6
Par: 128

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, R. C. Lamb hereinafter called Grantor, have bargained and sold, and by these presents do transfer and convey unto Manuel D. Licon, Sr., hereinafter called Grantee, his heirs and assigns, forever, a certain tract or parcel of land situated in Davidson County, State of Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee, being parts of Lots "F" and "G" or Lot 10 on the corrected Plan of E. J. Childer's Subdivision of the H. H. Ambrose Tract, as of record in Book 332, page 134, Register's Office for Davidson County, Tennessee.

BEGINNING at a point in the southerly side of Elvira Avenue, 96 1/2 feet east of the southeast corner of Elvira Avenue and Anderson Place; running thence south and parallel with said Anderson Place 180 feet, more or less; thence east 48 feet to a point; thence north and parallel with said Anderson Place 180 feet more or less to a point in the southerly margin of Elvira Avenue; thence west with the southerly margin of Elvira Avenue, to the point of beginning.

BEING the same property conveyed to R. C. Lamb by deed from Eliot Hinson, of record in Book 7460, page 772, said Register's Office.

Mary Lamb, wife of R. C. Lamb, joins in this conveyance to convey any and all interest she may have in said property.

This is improved property known as 1004 Elvira Avenue, Nashville, Tennessee 37216.

TO HAVE AND TO HOLD the said property, with all appurtenances, estate, title, and interest thereto belonging to the 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 I do further covenant and bind myself,my heirs, assigns 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 16 day of March, 1995.

R. C. LAMB

MARY LAMB

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, R. C. Lamb and wife, Mary Lamb, the Bargainors, 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 this 16 day of March, 1995.

NOTARY PUBLIC

My Commission Expires: 9-26-98

42610

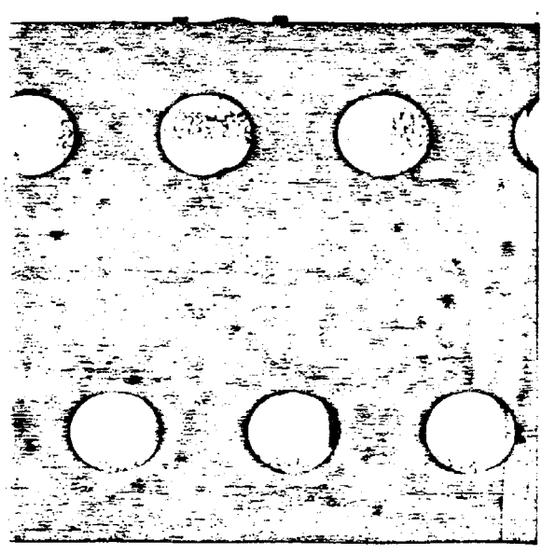
IDENTIFICATION REFERENCE

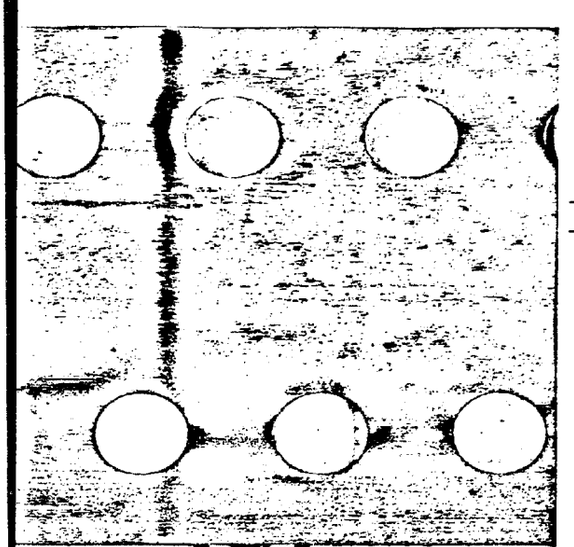
95 MAR 17 AM 9:28

REGISTER
DAVIDSON COUNTY, TN.

1011 03/17 0101 03CHECK 105.20

PICK-UP





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

RECEIVED OF _____

FOR _____

BOOK 9620 PG 698

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 26000.00
CON TX 96.20
PRFEE 1.00
WDEED 8.00
TOTAL 105.20
CHECK 105.20

03/17/95 01 09:29 0001 1011

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

42610
IDENTIF. # REFERENCE

95 MAR 17 AM 9:28
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 890595