BOOK 9642 PG 673

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 585,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF April 19 95

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Sidwell & Barrett, P.C., 121 First Ave. Suite 200, Franklin, Tennessee 37064

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jonathan C. Small (NAME)	Same As Owner (NAME)	MAP 158-4A
17 Annandale (ADDRESS)	(ADDRESS)	PARCEL 76
Nashville, TN 37215 (CITY) (STATE) (ZIP)	(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, K. Thomas Sidwell and wife, Suzanne B. Sidwell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jonathan C. Small

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. 7 on the Plan of Revised Section Two, Otter Wood of record in Plat Book 6900, page 599, said Register's Office.

Said Lot No. 7 fronts 141.35 feet on the westerly margin of Annandale and extends back 405.69 feet on the southerly line and 361.12 feet on the northerly line to a dead line in the rear measuring 150.8 feet thereon.

Being the same property conveyed to Suzanne B. Sidwell, married by deed from George Khoury and wife, Mary S. Khoury by instrument of record in Book 8720, page 97, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO:
Taxes for the year 1995 and subsequent years, a lien, but not yet due and payable.

Declaration of Protective Covenants, Conditions and Restrictions, for Otter Wood of record in Book 7260, page 483, said Register's office.

Subject to a Plan of record in Plat Book 6900, page 599, said Register's Office for Davidson County, Tennessee.

An easement for water main as set out in Book 7959, page 630, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 17 Annandale, Nashville, TN 37215
(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 our hand, this 5th day of April 19 95

K. Thomas Sidwell

Suzanne B. Sidwell

BOOK 9642 PG 671

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named K. Thomas Sidwell and wife, Suzanne B. Sidwell

the bargainor s, 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 Franklin, Tennessee, this 5th day of April 19 95

Commission expires 11-30-97

Notary Public

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

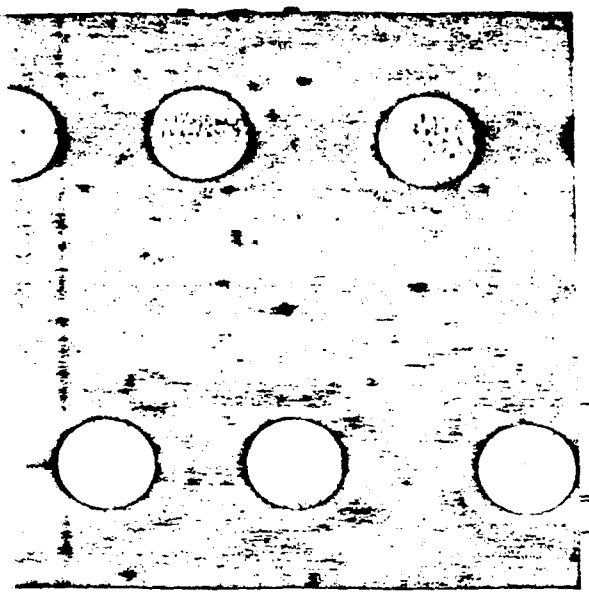
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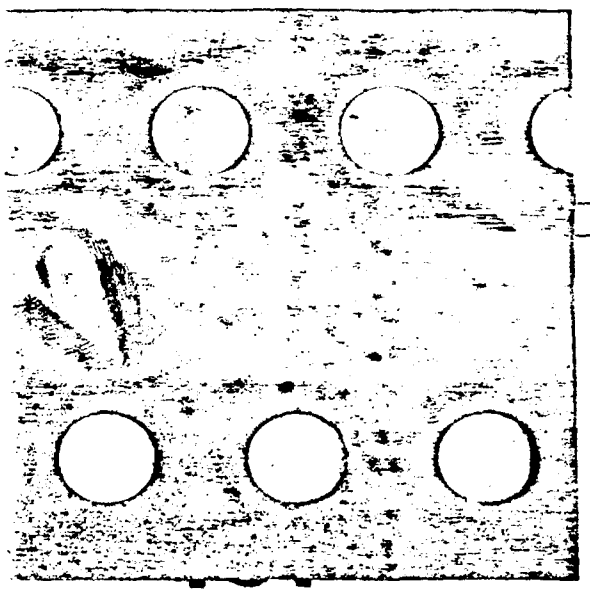
50543

IDENTIFICATION REFERENCE

RECEIVED 11 8:11:27

REGISTER
WILLIAMSON CO. TN.





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9642 PG 675

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
585000.00
CON TX 2164.50
PRFEE 1.00
WDEED 8.00
TOTAL 2173.50
CHECK 2173.50

04/11/95 01 11:26 0001 9748

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

50543
IDENTIFICATION REFERENCE

95 APR 11 AM 11:27

REGISTER
DAVIDSON COUNTY, TN.

No. 899246