BOOK 9662 PG 563

THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $***90,000.00.

Affiant

Subscribed and sworn to before me this 27th day of April, 1995.

Notary Public

My Commission Expires MAY 23, 1998

My Commission Expires: _____

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP & PARCEL NOS.
KAREN Y. VICKERS 2121 12th Avenue, South Nashville, Tennessee 37204	SAME	MAP 105-13 PARCEL 49

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of NINETY THOUSAND AND 00/100 ($***90,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged, I, ROGER W. SALLOOM, unmarried, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto KAREN Y. VICKERS, unmarried, hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 344 on the Plan of the Re-subdivision of part of Belmont Land Company's Subdivision of Belmont Heights, as of record in Book 421, page 71, Register's Office for Davidson County, Tennessee.

SAID Lot No. 344 fronts 50.2 feet on the westerly side of 12th Avenue, South (formerly Granny White or Middle Franklin Pike) and runs back 143.1 feet on the north line and 145.0 feet on the south line, with the north margin of an alley to an alley in the rear and measures 50.0 feet on said rear alley.

BEING the same property conveyed to Roger W. Salloom and Patricia M. Radonis, as Tenants in Common and not with right of survivorship, by deed from James Criner and David Criner of record in Book 7992, page 11, as re-recorded in Book 8095, page 603, Register's Office for Davidson County, Tennessee; the said Patricia M. Radonis (now known as Patricia M. O'Connor) having since conveyed her interest in subject property to Roger W. Salloom by Quitclaim Deed of record in Book 9493, page 46, said Register's Office.

This is improved property known as 2121 12th Avenue, South, Nashville, Tennessee 37204.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, her heirs and assigns, forever.

GRANTOR COVENANTS with the said GRANTEE that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee.

2. Matters shown on the Plan of the Re-subdivision of part of Belmont Land Company's Subdivision of Belmont Heights as of record in Book 421, page 71, Register's Office for Davidson County, Tennessee.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand on this the 27th day of April, 1995.

Roger W. Salloom by Mark Deutsch atty-in-fact
ROGER W. SALLOOM

57270
IDENTIFICATION REFERENCE

95 MAY -3 AM 10:14
REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MARK DEUTSCHMANN, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of ROGER W. SALLOOM, and acknowledged that he executed the same as the free act and deed of the said ROGER W. SALLOOM.

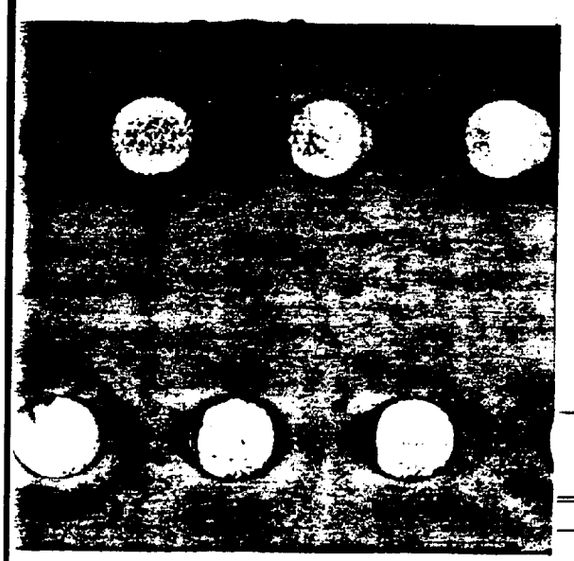
WITNESS my hand and seal this 27th day of April, 1995.

Sandy King
Notary Public

SANDY KING NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

My Commission Expires:
My Commission Expires MAY 29, 1998

95/03 0101 03CHECK 342.00



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

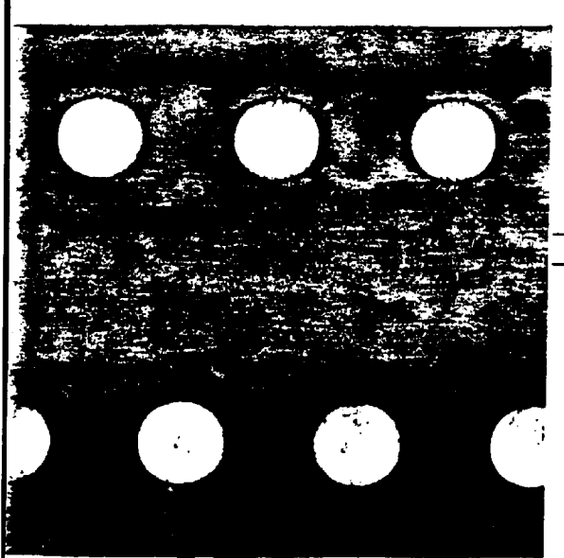
RECEIVED OF _____

FOR _____

BOOK 9662 PG 571

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 90000.00
CON TX 333.00
PRFEE 1.00
WDEED 8.00
TOTAL 342.00
CHECK 342.00

05/03/95 01 10:18 0001 7118

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

57270
IDENTIF. ↑ REFERENCE

95 MAY -3 AM 10: 14
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 906537