BOOK 9766PG681

Returned to:
First Title

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $40,000.00.

Subscribed and sworn to before me, this 17th day of August, 1995.

LEE MOSES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 5/30/99

Affiant

Notary Public

My Commission Expires MAY 30, 1999

WARRANTY DEED T-3266

THIS INSTRUMENT WAS PREPARED BY
FIRST TITLE CORPORATION, 1161 MURFREESBORO ROAD, STE 324, NASHVILLE, TN 37217

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
NAME: Ruben Jackson and wife, Joel Katherine Jackson	NAME: Same
STREET ADDRESS: 903 Bradford Avenue	STREET ADDRESS:
CITY: Nashville STATE: TN	CITY: STATE:
ZIP CODE: 37204 MAP & PARCEL NO. 105-13-0/331.00	ZIP CODE:

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, FREDDIE L. TINDALL, AKA FREDDIE L. TINDAL, UNMARRIED,

HEREINAFTER CALLED GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES HEREBY TRANSFER AND CONVEY UNTO RUBEN JACKSON AND WIFE, JOEL KATHERINE JACKSON,

HEREINAFTER CALLED GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO, LOCATED IN DAVIDSON COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEING the easterly 48 feet of Lot No. 43 and the westerly 7 feet of Lot No. 44 on the Map of Waldkirch's Subdivision of Lots 9 and 8 on the W.L.B. Lawrence Plan, as of record in Book 421, page 90, Register's Office for Davidson County, Tennessee.

SAID parts of said lots front together 55 feet on the southerly side of Caroline Avenue, NOW Bradford Avenue, and run back between parallel lines, 160 feet to an alley.

Being the same property conveyed unto Freddie L. Tindal and wife, Corrine A. Tindal, by Deed recorded April 6, 1964, in Deed Book 3706, Page 563, of the Register's Office for Davidson County, Tennessee. The said Corrine A. Tindal now being deceased.

The said Freddie L. Tindal being one and the same person as Freddie L. Tindall.

THIS IS IMPROVED PROPERTY KNOWN AS 903 BRADFORD AVENUE, NASHVILLE, TN 37204.

TO HAVE AND TO HOLD THE SAID TRACT OR PARCEL OF LAND, WITH THE APPURTENANCE, 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 17TH DAY OF AUGUST, 1995.

Freddie L Tindall aka Freddie L Tindal

FREDDIE L. TINDALL
aka Freddie L. Tindal

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 17th day of August, 1995, before me personally appeared Freddie L. Tindall aka Freddie L. Tindal, unmarried, to me known to be the person described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be his free act and deed.

Witness my hand and official seal.

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires:

5/30/99

My Commission Expires MAY 30 1999

Notary Public

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WARRANTY DEED

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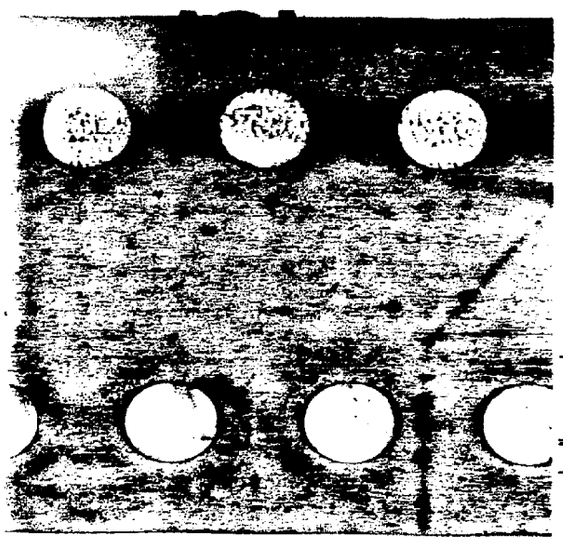
3970 08/18 0101 03CHECK 157.00

0090891

IDENTIF. ↑ REFERENCE

95 AUG 18 AM 10:33

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



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

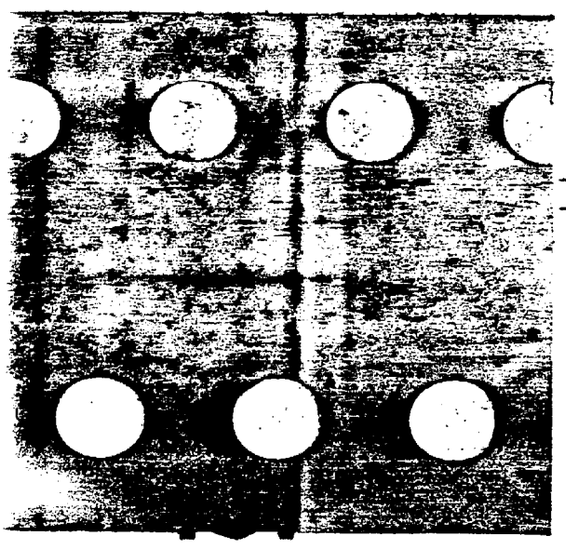
RECEIVED OF _____

FOR _____

BOOK 9766 PG 683

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 40000.00
CON TX 14.80
ERR CO
CON TX 14.80-
CON TX 148.00
PR 1.00
MDEED 8.00
TOTAL 157.00
CHECK 157.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/18/95 01 10:35 0001 3970

0090891 IDENTIF. ↑ REFERENCE

95 AUG 18 AM 10:33

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 942936