60

This Instrument Prepared By:

Bottorff & Kavin
5110 Maryland Way, Suite 200
Brentwood, TN 37027

WARRANTY DEED

BOOK 9819 PG 275

ADDRESS NEW OWNER:
R. C. Lamb
130 Fellowship Rd.
Mt. Juliet, TN 37211

SEND TAX BILL:
To Owner

MORTGAGEE:
None

MAP AND PARCEL:
MAP 153-1
GROUP
PARCEL 193

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Lola Fagan, Administratrix of the Estate of Christine S. Beard, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto R. C. Lamb and wife Mary A. Lamb, 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. 165 on the Plan of Sunrise Heights, 2nd Plan, of record in Book 421, page 46, said Register's Office.

Being the same property conveyed to Christine S. Beard by deed from Athaleen M. Cox of record in Book 5383, page 139, Register's Office for Davidson County, Tennessee. The said Christine S. Beard having since died and Lola Fagan, Administratrix, being authorized to sell and convey this property by Order of the Probate Court for Davidson County, Tennessee, Docket No. 95P-676.

This is improved property known as 508 High St., Nashville, TN 37211.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 1996 and subsequent years.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said R. C. Lamb and wife Mary A. Lamb, their heirs and assigns, forever; and I, Lola Fagan, Administratrix of the Estate of Christine S. Beard, do covenant with the said Grantees that she was lawfully seized and possessed of said land in fee simple, that I have a good right to convey it, and the same is unencumbered unless otherwise herein set out; and I do further covenant and bind the Estate of Christine S. Beard, deceased,, its 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

0109045
IDENTIF. ↑ REFERENCE

95 OCT -5 PM 12:15
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

3417 10/05 0101 03CHECK 112.60

Witness my hand this the 27th day of September, 1995.

BOOK 9819 PG 276

Estate of Christine S. Beard

By: Lola Fagan ADM
Lola Fagan, Administratrix

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Lola Fagan, Administratrix of the Estate of Christine S. Beard, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this the 27th day of September, 1995.

NOTARY PUBLIC

My Commission Expires: Mar 8, 1998

THOMAS I BOTTORFF NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $ 28,000.00

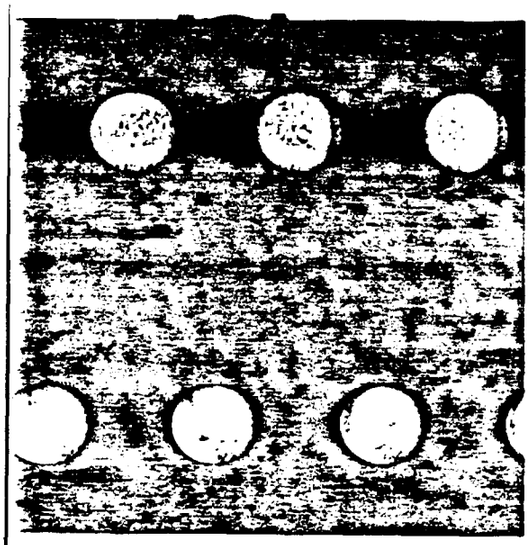
AFFIANT

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

NOTARY PUBLIC

My Commission Expires: Mar 8, 1998

THOMAS I BOTTORFF NOTARY PUBLIC AT LARGE



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

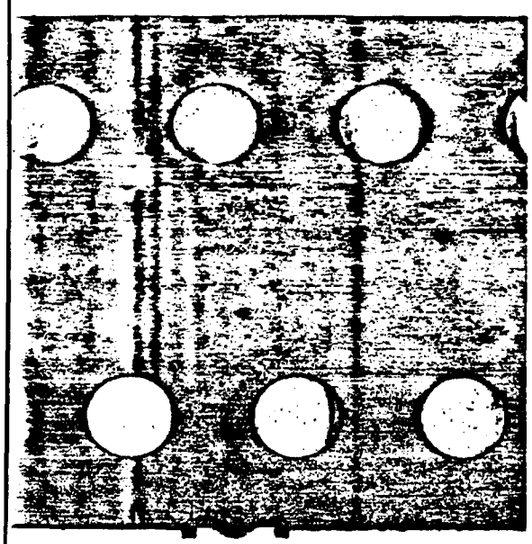
RECEIVED OF _____

FOR _____

BOOK 9819 PG 277

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	28000.00
CON TX	103.60
PRFEE	1.00
WDEED	8.00
TOTAL	112.60
CHECK	112.60

10/05/95 01 12:15 3001 3417

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0109045
IDENTIF. ↑ REFERENCE

95 OCT -5 PM 12:15
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 962191