BOOK 9863 PG 497

WARRANTY DEED

State of Tennessee)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is $ 57,800.00

Krista A. Adams
Affiant

Sworn to and subscribed before me this 17 day of Nov., 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

95 NOV 20 AM 8:12
DAVIDSON COUNTY, TN.

PICK-UP

IDENTIF. & REFERENCE
01242 18

ADDRESS - NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NUMBER:
Krista A. Adams	Same	Map 82-12
308 Neill Avenue		Par. 53
Nashville, Tn 37206		

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, Affordable Housing of Nashville, Inc., hereinafter called Grantor, has bargained and sold, and by these presents does transfer and convey unto Krista A. Adams, hereinafter called Grantee, her heirs and assigns, forever, a certain tract or parcel of land situated in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 197 and the south 9 feet of Lot No. 198 on the Map of Neill S. Brown's Addition of record in Book 57, page 50, Register's Office for Davidson County, Tennessee.

Said Lot No. 197 and part of Lot 198 adjoin and front together 59 feet on the Westerly side of Neill Avenue and runs back between parallel lines 170 feet to an alley.

Being the same property conveyed to Affordable Housing of Nashville, Inc. by deed from Jules Shemin, of record in Book 9157, page 141, Register's Office for Davidson County, Tennessee.

This is improved property known as 308 Neill Avenue, Nashville, TN 37206.

This conveyance is made subject to all easements, covenants, reservations, and restrictions which may be of record in said Register's Office.

TO HAVE AND TO HOLD the said property, with all appurtenances, estate, title, and interest thereto belonging to the Grantee, her heirs and assigns forever; and we do covenant with the said Grantee 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, assigns 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. 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 17 day of November, 1995.

AFFORDABLE HOUSING OF NASHVILLE, INC.

E. D. Latimer

E. D. Latimer, Executive Director

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

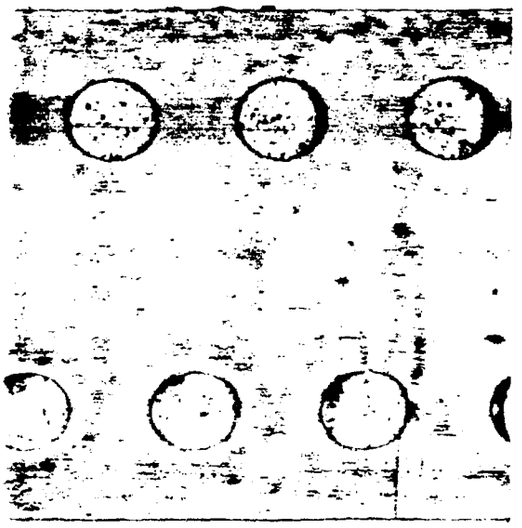
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, E. D. Latimer, the Executive Director of Affordable Housing of Nashville, Inc., the bargainor, to me personally known (or proved to me on the basis of satisfactory evidence), and who acknowledged that he was duly authorized to execute the foregoing instrument for the purposes therein contained.

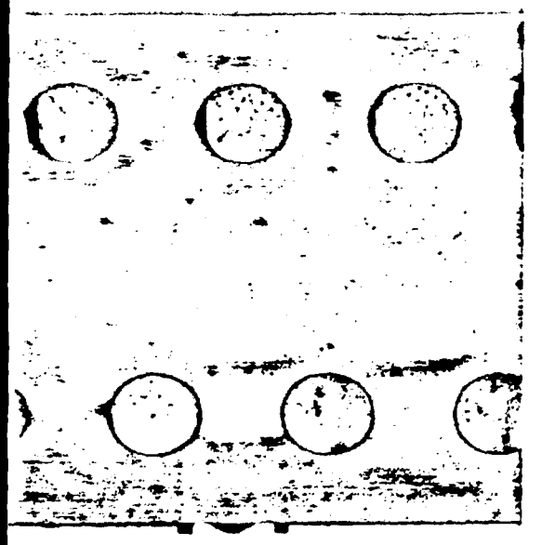
WITNESS my hand and official seal this 17 day of November, 1995.

NOTARY PUBLIC

My Commission Expires: 9-26-98

9743 11/20 0101 03CHECK 222.86





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

RECEIVED OF _____

FOR _____

BOOK 9863 PG 499

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 57800.00
CON TX 213.86
PRFEE 1.00
WDEED 8.00
TOTAL 222.86
CHECK 222.86

11/20/95 01 08:14 0001 9743

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0124218
IDENTIF. # REFERENCE

95 NOV 20 AM 8:12
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 978290