BOOK 9911 PG 477

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 $ 69,900.00

Affiant

Subscribed and sworn to before me, this 3rd day of January, 1996

Notary Public

My Commission Expires: 11-22-97

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
ROBERT WOODARD 519 S. 11th Street Nashville, Tennessee 37206	FT Mortgage Companies P.O. Box 613136 Memphis, Tennessee 38101	MAP 94-1 PARCEL 16

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of SIXTY NINE THOUSAND NINE HUNDRED AND NO/100- ---------- ($ 69,900.00) DOLLARS, cash in hand paid by the hereinafter named Grantee___, the receipt of which is hereby acknowledged, I , RISLEY P. LAWRENCE, JR., MARRIED hereinafter called the Grantor___, have bargained and sold, and by these presents do transfer and convey unto ROBERT WOODARD, UNMARRIED hereinafter called the Grantee___, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lots Nos. 13 and 14 on the Plan of Payne, Blakemore and Cummings Addition to East Nashville as of record in Book 57, page 70, Register's Office for Davidson County, Tennessee.

SAID Lots Nos. 13 and 14 adjoin and front 50.0 feet each on the easterly side of South 11th Street and run back between parallel lines 161.0 feet, to an alley.

BEING the same property conveyed to Risley P. Lawrence, Jr., a single person, by deed from Helen Kirkpatrick Mayberry, Executrix for the Estate of Tolly C. Jones and Helen Kirkpatrick Mayberry and Barbara Downey Purvis, Co-Trustees, of record in Book 7978, page 722, Register's Office for Davidson County, Tennessee; the said Risley P. Lawrence, Jr. having since married.

SUSAN TOLMIE, spouse of Risley P. Lawrence, Jr., joins in this conveyance to convey any interest she may have in subject property, particularly any marital interest.

5480 01/08 0101 03CHECK 267.63

This is improved property known as 519 S. 11th Street, Nashville, Tennessee 37206

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___, his heirs and assigns, forever.

GRANTOR___ COVENANT s with the said GRANTEE___ that he is lawfully seized and possessed of said land in fee simple, has 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(s).

2. Matters shown on the Plan of Payne, Blakemore and Cummings Addn to E. Nashville of record in Book 57, page 70, 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 GRANTEE___, his___ heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand___on this the 3rd day of January, 19 96.

RISLEY P. LAWRENCE, JR.

SUSAN TOLMIE

MITCHELL A. WATTS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named RISLEY P. LAWRENCE, JR. and SUSAN TOLMIE, 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 this 3rd day of January, 1996.

My Commission Expires: November 22, 1997

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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___ 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 _____.

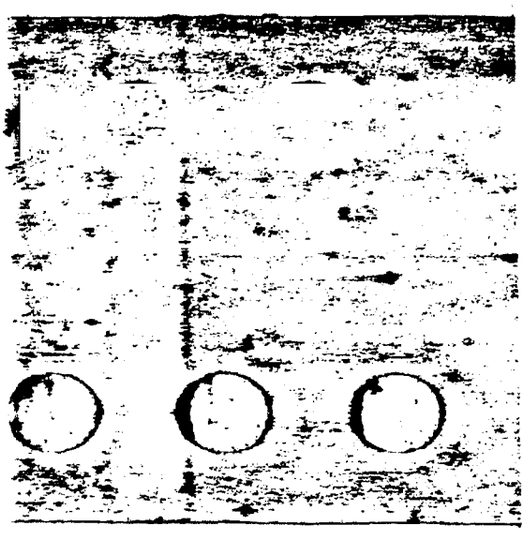
Witness my hand and official seal this _____day of _____, 19 ____.

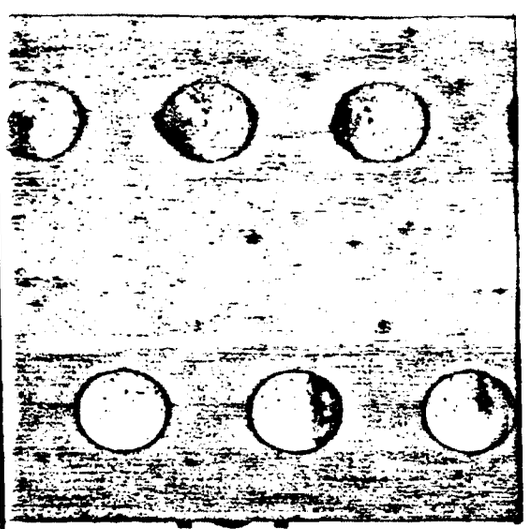
My Commission Expires: _____

Notary Public

0138715
IDENTIF. & REFERENCE

95 JAN -8 AM 10:08
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.





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

RECEIVED OF _____

FOR _____

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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 69900.00
CON TX 258.63
PRFEE 1.00
WDEED 8.00
TOTAL 267.63
CHECK 267.63

01/08/96 01 10:12 0001 5460

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0138715
IDENTIF. # REFERENCE

96 JAN -8 AM 10:08
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 993806