FILE BOOK 9

WARRANTY DEED

BOOK 9931 PG 669

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 85,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF January, 19 96

Notary Public

MY COMMISSION EXPIRES: July 24, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
LAW OFFICE OF RICHARD MANSON, 1314 Fifth Ave. North, Suite 300, Nashville, Tennessee 37208-2726

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Aaron L. Coleman (NAME)	SunTrust Bank, Nashville, N.A. (NAME)	61-15-340
1108 Marion Avenue (ADDRESS)	P.O. Box 305110 (ADDRESS)	
Nashville, Tennessee 37216 (CITY) (STATE) (ZIP)	Nashville, TN 37230-5110 (CITY) (STATE) (ZIP)	

FOR AND 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, WE, Cynthia A. Jones, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Aaron L. Coleman and wife, Donna F. Coleman

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:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

96 JAN 30 PM 2:04
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

0145411
IDENTIF. ↑ REFERENCE

unimproved ( )
This is improved (X) property, known as 1108 Marion Avenue, Nashville, Tennessee 37216
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, 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 29th day of January 19 96

Cynthia A. Jones

Cynthia A. Jones

BOOK 9931 PG 670

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 Cynthia A. Jones, unmarried

the bargainor ____ with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 29th day of January 19 96.

Commission expires July 24, 1999

Notary Public

STATE OF TENNESSEE
COUNTY OF

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(s) 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 at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

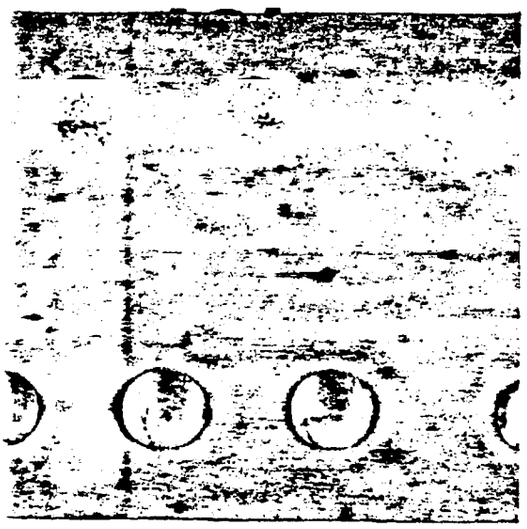
EXHIBIT "A"

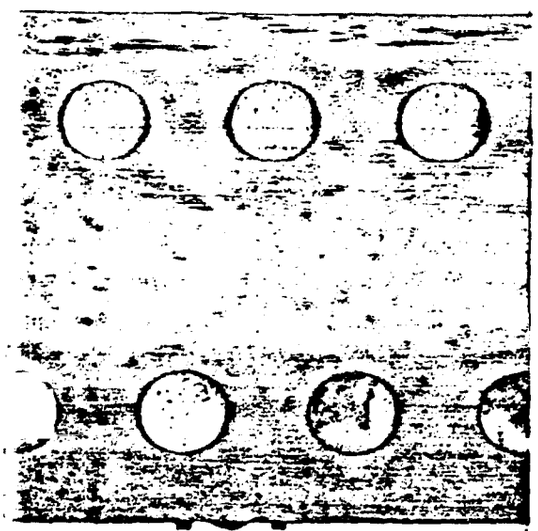
Land in Davidson County, Tennessee, being Lot No. 289 on the Plan of Inglewood Place, of record in Book 332, page 101, Register's Office for said County, described according to a survey made by James A. Hamilton, Jr., January 5, 1955, as follows:

Beginning at an iron pin on the southerly margin of Marion Street or Avenue, at a point 216.07 feet east of the easterly margin of the Gallatin Pike, the northeast corner of the property conveyed to Robert L. Doggett and wife, by deed from Jo T. Gibson Ellis of record in Book 2338, page 507, said Register's Office; thence with the southerly margin of Marion Street or Avenue, eastwardly 57 feet to a point 68' west of the line between Lots nos. 289 and 290, thence southwardly at all points 68' west of the line between Lots nos. 289 and 290, 205 feet more or less, to the northerly line of Lot No. 295; thence with said line, westwardly 69.7 feet to an iron pin; the southeast corner of said Doggett property; thence with the easterly line of said Doggett property, northwardly 205.39 feet to the beginning.

Being the same property conveyed to CYNTHIA A. JONES by deed from JUSTIN M. HURLEY AND WIFE ANGELA D. HURLEY of record in Book 8959, page 722, said Register's Office.

2707 31/30 0101 03CHECK 323.50





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

RECEIVED OF _____

FOR _____

BOOK 9931 PG 672

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 85000.00
CON TX 314.50
PRFEE 1.00
WDEED 8.00
TOTAL 323.50
CHECK 323.50

01/30/96 01 14:04 0001 2707

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0145411 ← REFERENCE
IDENTIF.

96 JAN 30 PM 2:
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 1000957