Address New Owner(s) as Follows **Mike Holton**	Send Tax Bills To	Map-Parcel Numbers
4706 Nevada Avenue	**Same**	**91-15-352**
Nashville, TN		

WARRANTY DEED

For and in consideration of SIXTY FIVE THOUSAND AND NO/100 ($65,000.00) DOLLARS

BOOK 9956 PG 163

Clayton Earl King and wife, Wanda King

have bargained and sold, and by these presents do transfer and convey unto the said Mike Holton

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

BEING Lot No. 607 of Block 27 on the Plan of Charlotte Park Company's First Addition to Nashville, as of record in Book 57, page 103, Register's Office for said county.

SAID Lot No. 607 fronts 50 feet on the northerly side of Nevada Avenue, formerly 3rd Avenue, and runs back between parallel lines 180 feet to an alley.

BEING part of the same property conveyed to Clayton Earl King and wife, Wanda King by quitclaim deed from Clayton Earl King, of record in Book 8975, page 81, said Register's Office, to Clayton Earl King by quitclaim deed from Virginia Louise King Wright, of record in Book 8975, page 77, said Register's Office, and by devise at Will Book 180, page 492, Probate Court Clerk's Office for said county.

Unimproved ( )
This is improved ( ) property, known as 4706 Nevada Avenue
(House Number) (Street)

Nashville, TN
(P.O. Address) (City or Town) (Zip Code)

To have an 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.

Whenever 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 our hands this 15th day of February, 1996.

Clayton Earl King

Clayton Earl King

Wanda J. King

Wanda King

STATE OF TENNESSEE

BOOK 9956 PG 164

COUNTY OF DAVIDSON

Personally appeared before me, James H. Ortale, a Notary Public in and for said County and State, the within named Clayton Earl King and wife, Wanda King

the bargainors, 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 at Nashville, Tennessee, this 15th day of February, 1996.

My commission expires 11/20/96 Notary Public James H. Ortale

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE

COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ respectively of _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as _____ and attesting the same by the said _____ as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19____.

Commission expires _____ Notary Public _____

PICK-UP

96 FEB 23 PM 2:57

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE 01531137

STATE OF TENNESSEE

COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 65,000.00

This is equal to or greater than the property would bring at a fall and voluntary sale.

Sworn to and subscribed before me

this 15th day of February, 1996.

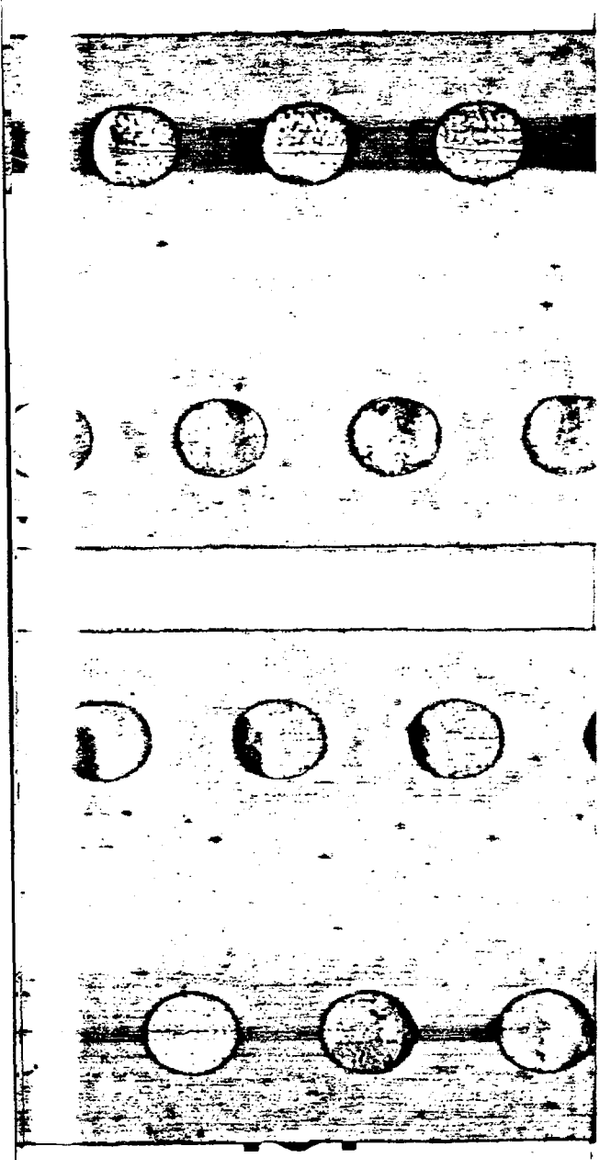
My commission expires 11/20/96 Notary Public James H. Ortale

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This instrument was prepared by:

QuickSearch, Inc.
P.O. Box 877
Goodlettsville, TN 37070-0877

0943 02/23 0101 03CHECK 249.50



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

RECEIVED OF _____

FOR _____

BOOK 9956 PG 165

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	65000.00
CON TX	240.50
PRFEE	1.00
WDEED	8.00
TOTAL	249.50
CHECK	249.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/23/96 01 15:01 0001 094

0153137
IDENTIF. ↑ REFERENCE

96 FEB 23 PM 2:57
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1009102