WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
BOOK 9979 PG 186

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 80,950.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF March 19 96

Notary Public

MY COMMISSION EXPIRES: July 26, 1997
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
FRANCES E. LIKIS (NAME)	NORWEST MORTGAGE, INC. (NAME)	91-15-130
5204 NEVADA AVENUE (ADDRESS)	P. O. BOX 5137 (ADDRESS)	25W-00300
NASHVILLE, TN 37209 (CITY) (STATE) (ZIP)	DES MOINES, IA 50306-5137 (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, BETTY MELISSA FISHER FLATT AND HUSBAND, GREGORY E. FLATT

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO FRANCES E. LIKIS, UNMARRIED

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 the westerly 50 feet of the easterly 160 feet of the southerly 180 feet of Block No. 12 on the Map of the Realty Savings Bank and Trust Company's Revised plan of West Extension of Charlotte Park Company's First Addition as of record in Book 421, page 18, Register's Office for Davidson County, Tennessee. Said Part of Block 12 fronts 50 feet on the northerly side of Nevada Avenue and runs back between parallel lines 180 feet to an alley.

SOURCE OF DESCRIPTION: DESCRIPTION OF PREVIOUS DEED OF RECORD

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

BEING the same property conveyed to BETTY MELISSA FISHER, unmarried, by deed from Hal E. Wilson, Jr., of record in Book 9299, page 13, Register's Office for DAVIDSON County, Tennessee. The said BETTY MELISSA FISHER having since married, now known as BETTY MELISSA FISHER FLATT.

GREGORY E. FLATT, spouse of BETTY MELISSA FISHER FLATT, joins in to convey any interest he may have by reason of his marital status in subject property.

unimproved ( )
This is improved (X) property, known as 5204 NEVADA AVENUE, NASHVILLE, TN 37209
(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 our hands this 11th day of March 19 96

Betty Melissa Fisher Flatt
BETTY MELISSA FISHER FLATT

Gregory E. Flatt
GREGORY E. FLATT

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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 BETTY MELISSA FISHER FLATT AND HUSBAND, GREGORY E. FLATT

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 at NASHVILLE, Tennessee, this 11th day of March 19 96

Commission expires July 26, 1997

I. DYKE TATUM 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_____.

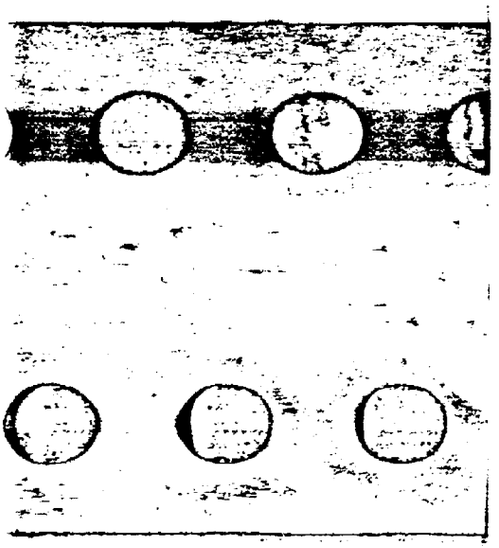
My commission expires _____

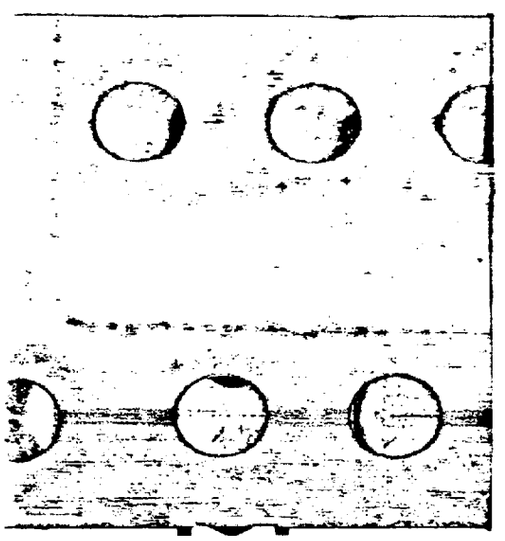
_____ Notary Public

3495 03/14 0101 03CHECK 308.52

0160179
IDENTIF. ↑ REFERENCE

96 MAR 14 AM 11:37
FELIX [illegible] 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 80950.00
CON TX 299.52
PRFEE 1.00
WDEED 8.00
TOTAL 308.52
CHECK 308.52

03/14/96 01 11:38 0001 8495

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0160179
IDENTIF. # REFERENCE

96 MAR 14 AM 11:37
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1016565