Box 44

THIS INSTRUMENT PREPARED BY:
Jack W. Robinson, Sr.
GULLETT, SANFORD, ROBINSON & MARTIN, PLLC
230 Fourth Avenue, North
P. O. Box 198888
Nashville, Tennessee 37219-8888
(615) 244-4994

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $490,000.00.

Virginia C. Tanner
Affiant

Subscribed and sworn to before me, this 28 day of June, 1996.

Linda P. Turner
Notary Public

My Commission Expires: 5-23-98

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Number:
Virginia Crenshaw Tanner 2105 Hampton Avenue Nashville, TN 37215	SAME	117-07-016 7DA 24235

9270 06/28 0101 03CHECK 1823.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **MARGARET WHITE GREENLEE,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **VIRGINIA CRENSHAW TANNER,** hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being the westerly 153 feet of the easterly 420.9 feet of the northerly part of Lot No. 39 on the Plat of Hillsboro Heights, not of record, described according to a survey made by W. B. Southgate, Surveyor, May __, 1910, as follows:

Beginning on the southerly margin of Hampton Avenue at a point 1055 feet east of the center line of 23rd Avenue South, being the northeast corner of the property conveyed to Clarence S. Thomas and wife, by deed from A. K. Head and wife, of record in Book 1142, page 439, Register's Office for said County; thence with the southerly margin of Hampton Avenue eastwardly 153 feet; thence southwardly 325 feet; thence westwardly 153 feet to the easterly line of the Thomas property; thence with Thomas' easterly line northwardly 325 feet to the beginning.

Being the same property conveyed to Margaret White Greenlee, by deed from Margaret Warner White, of record in Book 2928, page 555, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to 1996 taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantees. By acceptance of delivery of this instrument, Grantees assume and agree to pay such taxes as and when such become payable and to indemnify and hold harmless Grantor from liability and loss therefrom.

This is improved property known as 2105 Hampton Avenue, Nashville, TN 37215.

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 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 further covenant and bind ourselves, our heirs and assigns, 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 person whomsoever.

WITNESS my hand this 27TH day of June, 1996.

Margaret White Greenlee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **MARGARET WHITE GREENLEE, unmarried,** the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 27th day of June, 1996.

Nancy Meadows
Notary Public

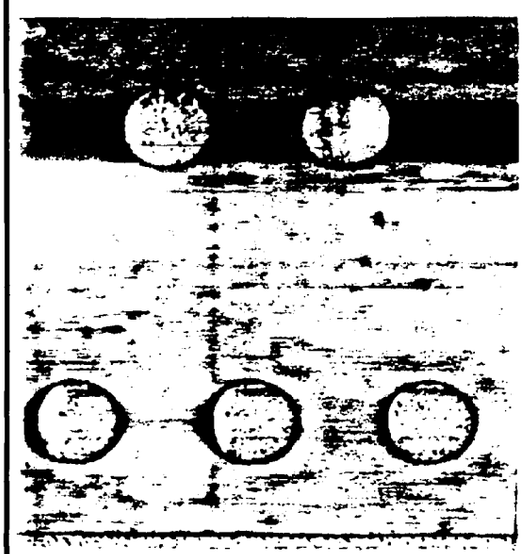
My Commission Expires: My Commission Expires May 23, 1998

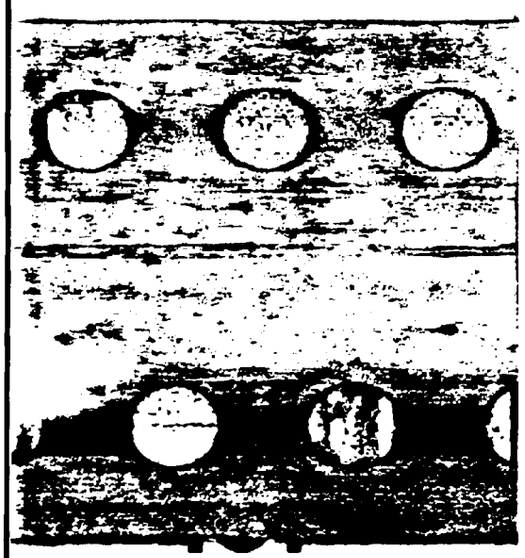
0198212

IDENTIFICATION REFERENCE

96 JUN 28 01 4:39

0052118.01





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10103 PG 747

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 490000.00
				CON TX 1814.00
				PRFEE 1.00
				WDEED 8.00
				TOTAL 1823.00
				CHECK 1823.00
			06/28/96 01	16:46 0001 9370

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0198212
IDENTIF. ↑ REFERENCE

96 JUN 28 PM 4:39

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1057118