First Title and Escrow Company, Inc. **WARRANTY DEED**

THIS INSTRUMENT PREPARED BY
George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 220
Nashville, Tennessee 37215

BOOK 10126 PG 529

#14021

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
MOLLIE B. HENRY	NEW OWNER	104-16
(NAME)	(NAME)	
1713 Ashwood Avenue		137
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37212		24W-09105
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, LINDA THOMPSON SPENCER, married and JOHN SCOTT THOMPSON, unmarried, Devisees under the Last Will and Testament of Josephine Thompson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MOLLIE B. HENRY AND HUSBAND, DAVID G. HENRY

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 East 57 1/2 feet of Lot No. 110 on the Plan of George E. Blair's Revised Subdivision of Belmont Heights, as of record in Plat Book 332, page 117, Register's Office for Davidson County, Tennessee described as follows:

Said part of said lot front 57 1/2 feet on the south side of Ashwood Avenue and runs back between parallel lines, 174.7 feet to an alley.

Being the same property conveyed to Josephine Thompson and John D. Thompson, Jr., as joint tenants with the right of survivorship by deed from Alan L. Saturn, Trustee of record in Book 5262, page 794, said Register's Office. The said Josephine Thompson having since died being predeceased by John D. Thompson, Jr.

This conveyance is made subject to: (1) 1996 Taxes which have been prorated and assumed by the Grantees; and (2) All matters appeareing on the Plan of record in Plat Book 332, page 117, said Register's Office.

This is not now nor has it ever been the principal residence of the Grantors herein.

020542 I IDENTIF. & REFERENCE

96 JUL 19 AM 10:19 FELIX Z. WILSON III REGISTER DAVIDSON COUNTY, TN.

7217 07/19 0101 03CHECK 437.83

unimproved ( ) This is improved (X) property, known as 1713 Ashwood Avenue, Nashville, Tennessee 37212

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 17th day of July, 19 96

Linda Thompson Spencer
LINDA THOMPSON SPENCER

John Scott Thompson
JOHN SCOTT THOMPSON

BOOK 10126 PG 530

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, LINDA THOMPSON SPENCER AND JOHN SCOTT THOMPSON

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 17th day of July, 19 96.

My commission expires 11/20/96 Notary Public _____

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 115,900.00

David G. Hess
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF July, 19 96.

MY COMMISSION EXPIRES: 11/20/96
(AFFIX SEAL)

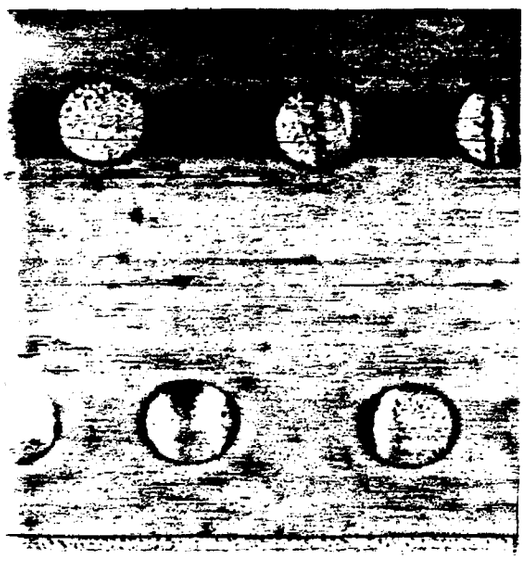
Notary Public

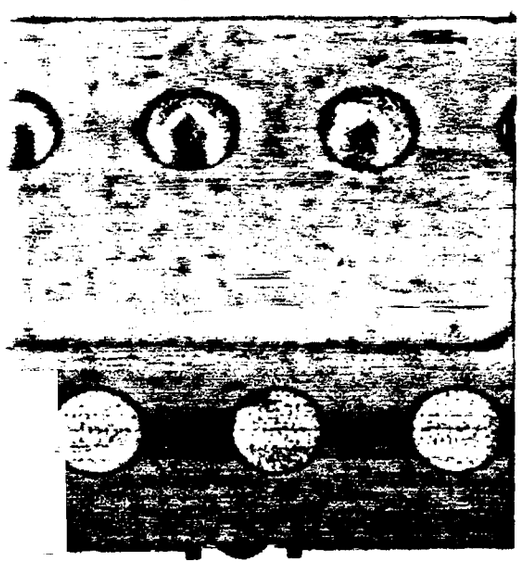
WARRANTY DEED

FROM

TO

First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926





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

RECEIVED OF _____

FOR _____

BOOK 10126 PG 531

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	
				115900.00
			CON TX	428.83
			PRFEE	1.00
			MDEED	8.00
			TOTAL	437.83
			CHECK	437.83
07/19/96	01		10:24 0001	7217

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0205421
IDENTIF. & REFERENCE

96 JUL 19 AM 10: 19
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1064864