This instrument prepared by
and Return to
Leitner, Moffitt, et. al.
First American Center
Nashville, Tennessee 37238

BOOK 10130 PG 851

New Owner:	Send Tax Bills To.	Property Address:
Nashville Area Habitat for Humanity, Inc. 1103 Chapel Avenue Nashville, TN 37206	SAME	1703 16th Avenue North Nashville, TN MAP PARCEL NUMBER 81-11-255

WARRANTY DEED

This conveyance, made and entered into as of the 23rd day of July, 1996 by and between Bettie Mae Hyde, now known as Bettie Hyde Goodson (and Bettye Hyde Goodson) as to an undivided 1/2 interest, and Bettie Hyde Goodson, as Trustee for Carmen Stadaker and Colleen Henderson with full power of sale, as to an undivided 1/2 interest, hereinafter referred to as "Grantor", and Nashville Area Habitat for Humanity, Inc., hereinafter referred to as "Grantee".

Witnesseth: That for and in consideration of Ten ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the said Grantee the following described real estate, situated and being in the County of Davidson, State of Tennessee:

Land in Davidson County, Tennessee, being Lot No. 345 on the Map of D.T. McGavocks & Others' Addition, as of record in Book 21, page 41, said Register's Office.

Said Lot No. 345 fronts 100 feet on the westerly side of 16th Avenue North and runs back between parallel lines along the northerly margin of Wheless Street, 170 feet to an alley.

Included in the above but expressly excluded therefrom is that portion thereof described in the Deed from Lottie V. Hyde to Della M. Dace of record in Book 4822, page 431, said Register's office.

Being the same property conveyed to Lottie Viola Hyde by deed from Robert Tinsley of record in Book 1680, page 33, the said Lottie Viola Hyde having since died and her will of record in Will Book 127, page 346, Davidson County Probate Clerk's Office having devised the subject property to Bettie Mae Hyde and AaronPorter Hyde. Aaron Porter Hyde having since died testate on July 24, 1981. His will of record in Will Book 136, page 351. Davidson County Probate Court Clerk's Office having devised his interest in the subject property to Betty Hyde Goodson, Trustee for Carmen Stadaker and Colleen Henderson with full power of sale. The said Bettie Mae Hyde, Betty Hyde Goodson and Bettye Hyde Goodson being one and the same person.

This is unimproved property known as 1703 16th Avenue North, Nashville, Tennessee.

To have and to hold the aforesaid real estate, together with all the appurtenances and hereditament thereunto belonging or in anyway appertaining unto the said Grantee, its heirs and representatives, successors and assigns in fee simple forever.

The said Grantor does hereby covenant with the Grantee that the Grantor is lawfully

seized and possessed in fee simple of the aforedescribed real estate that the Grantor has a good right to sell and convey the same; that the same is unencumbered except for 1996 real property taxes and that the title and quiet possession thereto Grantors will warrant and forever defend against the lawful claims of all persons.

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 the signature of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duty authorized so to do) the day and year first above written.

Bettye Hyde Goodson

Bettye Hyde Goodson (also known as
Bettie Mae Hyde and Bettie Hyde Goodson)

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, Bettye Hyde Goodson, Unmarried, the within named bargainor, with who 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, at office, this 23rd day of July, 1996.

Patricia H Evans

Notary Public

PATRICIA H. EVANS NOTARY PUBLIC AT LARGE

Commission Expiration: 11-27-97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $6,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Patricia H Evans

Affiant
Subscribed and sworn to before me this 23rd day of July, 1996.

Notary Public
Commission Expires: 9/27/97

ELIZABETH HAWKINS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY NC

D:\CLOSINGS.WDS\HYDEHAB.DED

PICK-UP

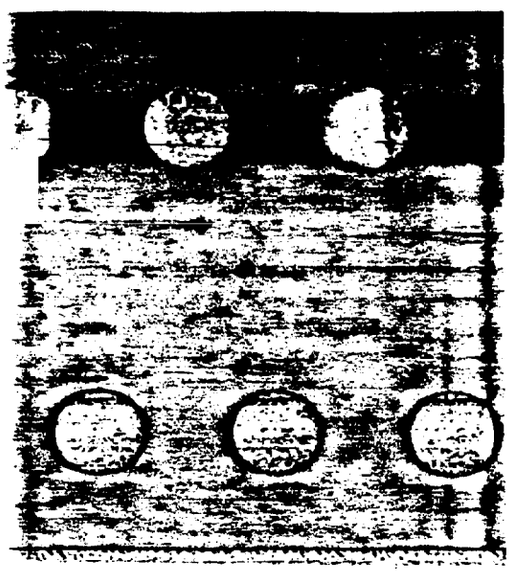
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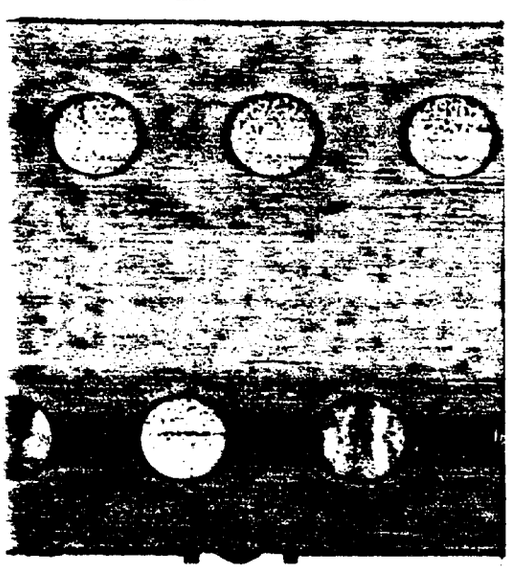
FELIX Z. ROBINSON REGISTER
DAVIDSON COUNTY, TN.

02206820

IDENTIFICATION REFERENCE

3728 07/24 0101 03CHECK 31.20





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

RECEIVED OF _____

FOR _____

BOOK 10130 PG 853

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	6000.00
CON TX	22.20
PRFEE	1.00
MDEED	8.00
TOTAL	31.20
CHECK	31.20

07/24/96 01 13:55 0001 8728

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0206820
IDENTIF. & REFERENCE

96 JUL 24 PM 1:44
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1066353