WARRANTY DEED

BOOK 10216 PG 327

State of Tennessee)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is $ 30,250.00

Affiant

Sworn to and subscribed before me this 4 day of February 1996.

NOTARY PUBLIC

My Commission Expires: 9-24-98

This instrument prepared by:

ROBERT F. SPANN, Attorney
First American Center, Suite 1545
315 Deaderick Street
Nashville, Tennessee 37238-1545
615/242-2525

ADDRESS - NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NUMBER:
Timothy P. Luther and/or Barbara J. Luther	Same	Map 105-3
209 Gayland Ct		Par.
Nashville, TN 37210		

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, Mary Clare Sharble and husband, Lewis C. Sharble, hereinafter called Grantors, have bargained and sold, and by these presents does transfer and convey unto Timothy P. Luther and/or Barbara J. Luther, hereinafter called Grantees, their heirs and assigns, forever, a certain tract or parcel of land situated in Davidson County, State of Tennessee, described as follows, to-wit:

> Being part of Lot No. 22 on the Plan of John Nelson's Addition, as of record in Book 2, page 182, of the Register's Office for Davidson County, Tennessee, and described as follows:
>
> Beginning on the westerly margin of 2nd Avenue South, formerly Market Street, at the southeast corner of the property conveyed to Bransford Realty Company, be deed from Jerry P. Mahoney, of record in Book 1081, page 351, said Register's Office; thence southerly 40 feet to the southeast corner of the property conveyed to Burk T. Moore, by deed from G. W. Comer as of record in Book 1169, page 194, said Register's Office; thence with Moore's north line, westerly 130 feet more or less to the easterly margin of an alley; thence with said alley; northerly 40 feet to the southwest corner of the Bransford Realty Company property; thence along their southerly line, easterly 130 feet more or less to the beginning.
>
> Being the same property conveyed to Mary Clare Sharble by deed from First American National Bank of Nashville, Tennessee, J. Fred Hathcock, Jr., and Alfred Lee Hathcock, as co-Trustees with full power under the Will of J. Fred Hathcock, deceased, of record in Book 3404, page 535.
>
> Lewis C. Sharble, husband of Mary Clare Sharble, joins in this conveyance to convey any and all marital interest he may have in said property by virtue of his marriage to Mary Clare Sharble.
>
> The above described property is not the place of usual residence of the Grantor herein.

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This is improved property known as 1211 2nd Avenue South, Nashville, TN 37210 .

This conveyance is made subject to all easements, covenants, reservations, and restrictions which may be of record in said Register's Office.

TO HAVE AND TO HOLD the said property, with all appurtenances, estate, title, and interest thereto belonging to the 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, assigns 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 1st day of October, 1996.

Mary Clare Sharble
MARY CLARE SHARBLE

Lewis C. Sharble
LEWIS C. SHARBLE

STATE OF ALABAMA)
)
COUNTY OF Jefferson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, Mary Clare Sharble and husband, Lewis C. Sharble, 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 this 1st day of October, 1996.

NOTARY PUBLIC

Sheila Sharpe
NOTARY PUBLIC

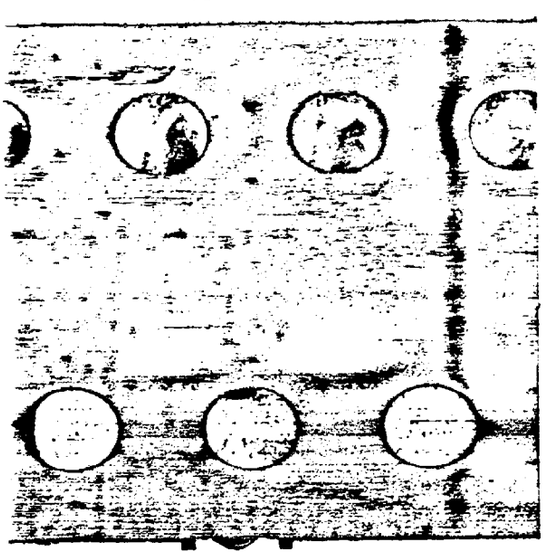
My Commission Expires: 6-10-99

0233099
IDENTIF. & REFERENCE

96 OCT -4 PM 1:51
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

5808 10/04 0101 03CHECK 120.93





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

RECEIVED OF _____

FOR _____

BOOK 10216 PG 329

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 30250.00
				CON TX 111.93
				PRFEE 1.00
				MDEED 8.00
				TOTAL 120.93
				CHECK 120.93
			10/04/96 01	13:54 0001 6808

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0233099
IDENTIF. ↑ REFERENCE

96 OCT -4 PM 1:51
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

№ 1073881

No. [redacted]