BOOK 10265 PG 75

This instrument prepared by:
Keene W. Bartley
501 Union Street, Suite 701
P.O. Box 190676
Nashville, TN 37219-0676

WARRANTY DEED

New Owner	Send Tax Bills	Map & Parcel No:
LYNN CAWTHORNE 4064 Twin Oaks Antioch Tenn 37013	Same	105-3-2 105-2-257.01

For and in consideration of the sum of $10.00 cash in hand paid by the hereinafter named grantees and other good and valuable consideration, the receipt of which is hereby acknowledged, I WALLACE E. NANCE, JR., hereafter called "Grantor", have bargained and sold and by these presents do transfer and convey unto LYNN CAWTHORNE, hereinafter called "Grantee," his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee described as follows, to-wit:

Land in Davidson County, Tennessee, being Lots numbered 383, 384, 385, 386, 387 and 388, on the Plan of Ewing and Wetmore's Addition to Nashville, of record in Book 14, pages 202 and 203, Register's Office for Davidson County, Tennessee, and a strip of ground lying east of said lots which is a part of Old High Street as shown on the Plan of Barrow Grove in Book S, page 279, said Register's Office, and the southerly part of Lots 6, 7, 8, 9 and 10 on the Plan of Alexander W. Campbell's addition to South Nashville as of record in Book 18, page 649, said Register's Office to which Plats reference is hereby made for a more complete legal description.

Being the same property conveyed to Wallace E. Nance, Jr. by deed from Ida M. Block, unmarried, of record in Book 6451, page 437, Register's office for Davidson County, Tennessee. Barbara Nance, the spouse of Wallace E. Nance, Jr. joins in this conveyance to convey whatever rights, if any, she may have arising out of the marital relationship existing between her and Wallace E. Nance, Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 115,000.00.

Affiant

Subscribed and sworn to before me this the 6 day of November, 1996.

Notary Public

My Commission Expires:
7-24-99

DAVIDSON COUNTY, TENN. NOTARY PUBLIC

This is improved property known as 1000 Sixth Avenue South, Nashville, Tennessee 37213.

To have and to hold the 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 grantee 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 hereby covenant and bind ourselves and 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 6 day of NOVEMBER, 1996.

Wallace E. Nance, Jr.

Barbara Nance

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 6 day of November, 1996, before me personally appeared WALLACE E. NANCE, JR. and BARBARA NANCE, to me known, or proved to me on the basis of satisfactory evidence to be the persons described in and who executed the foregoing instrument and acknowledged that they executed the same as their ~~free~~ act and deed.

Notary Public

My commission expires:
12-4-99

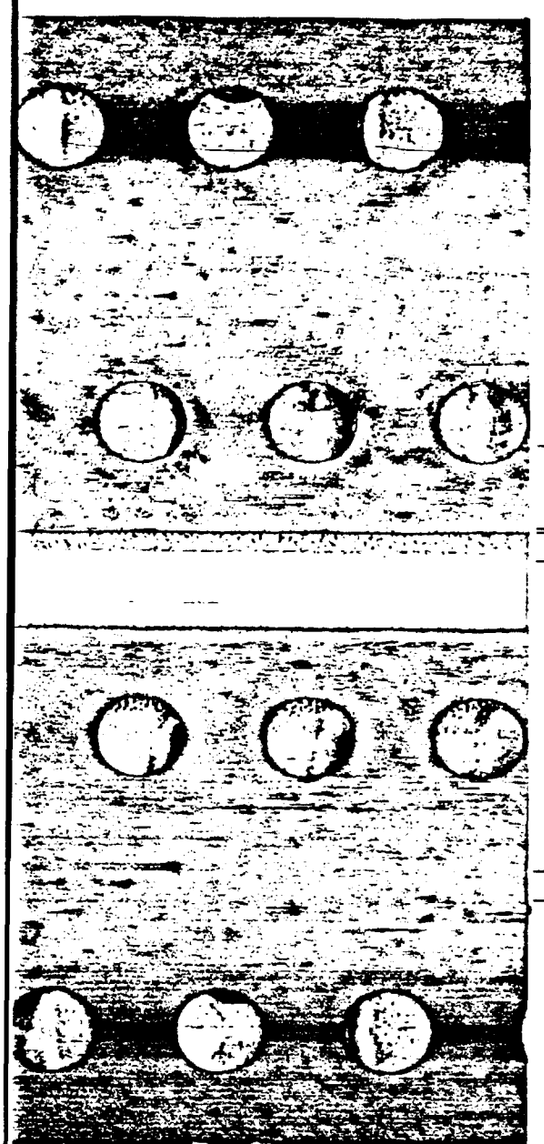
DAVIDSON COUNTY, TENN. JUANITA CIRCUIT COURT CLERK

0248345
IDENTIF. ↑ REFERENCE

96 NOV 20 PM 1:16
FELIX A. ...
DAVIDSON COUNTY, TN.

kwb/re disc/cawwd

7377 11/20 0101 03CHECK 434.50



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

RECEIVED OF _____

FOR _____

BOOK 10265 PG 77

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	115000.00
			CON TX	425.50
			PRFEE	1.00
			WDEED	8.00
			TOTAL	434.50
			CHECK	434.50
11/20/96	01		13:18 0001	7377

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0248345
IDENTIF. ↑ REFERENCE

96 NOV 20 PM 1:16
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1090087