This Instrument Prepared by:

GLENN S. MACBETH
ATTORNEY AT LAW
SUITE 12 LINCOLN SQUARE
1535 WEST NORTHFIELD BOULEVARD
MURFREESBORO, TENNESSEE 37129

NAME AND ADDRESS OF NEW OWNERS:

Clarence Leonard Matthews
355 Rayon Drive
Old Hickory, TN 37138

SEND TAX BILLS TO: Same

PICK-UP

96 DEC -2 PM 3:18

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

025149

WARRANTY DEED

(Map/Parcel No. 044-05-0/86.00)

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of all of which is hereby acknowledged, we, the undersigned, **Margaret P. Holland, a widow, and Earl Slaven and wife, Johnnie Ruth Slaven,** have bargained and sold and do hereby transfer and convey unto **Clarence Leonard Matthews, unmarried,** his heirs and assigns, forever, that certain property located and situated in **Davidson** County, Tennessee, and more particularly described as follows:

LAND in Davidson County, Tennessee being Lots No. 115 and 116 on the plan of Rayon City, as of record in Book 843, page 13, said Register's Office.

SAID Lots No. 115 and 116 adjoin and front together 90 feet on the northwesterly side of Lindbergh Avenue and run back between parallel lines 150 feet to a 10-foot reserved strip in the rear.

BEING the same property conveyed to Margaret P. Holland by deed from Earl Slaven and wife, Johnnie Ruth Slaven, and Margaret P. Holland, of record in Book 8355, page 232, Register's Office for Davidson County, Tennessee. Margaret P. Holland having quitclaimed one-half of her right, title and interest to Earl Slaven and wife, Johnnie Ruth Slaven, by quitclaim deed of record in Book 8513, page 656, said Register's Office.

The legal description contained herein is the same as that contained in the previous instrument of record.

This conveyance is made subject to restrictive covenants, easements and setback lines that are applicable to the above described property, and of record, and to all zoning and subdivision restrictions of the appropriate governmental body.

This is improved property known as: 355 Rayon Drive, Old Hickory, Tennessee 37138

TO HAVE AND TO HOLD the said real estate together with all appurtenances, estate, title and interest belonging to the said Grantee, his heirs and assigns, forever.

GRANTORS COVENANT with the said Grantee that Grantors are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered except as noted herein.

GRANTORS FURTHER COVENANT and bind Grantors, their heirs and representatives, to warrant and forever defend the title to said real estate unto the said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS OUR HANDS AND SIGNATURES on this the 25th day of November, 1996.

MARGARET P. HOLLAND

EARL SLAVEN

JOHNNIE RUTH SLAVEN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Margaret P. Holland, unmarried, and Earl Slaven and wife, Johnnie Ruth Slaven** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal at office in Nashville, Tennessee, on this the 25th day of November, 1996.

NOTARY PUBLIC

My Commission Expires: September 15, 1998

GLENN S. MACBETH * NOTARY PUBLIC AT LARGE * RUTHERFORD CO.

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 **$50,000.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

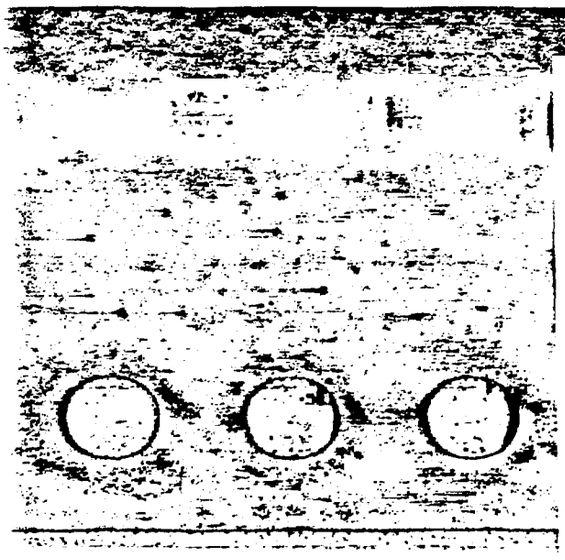
Subscribed and sworn to before me this 25th day of November, 1996.

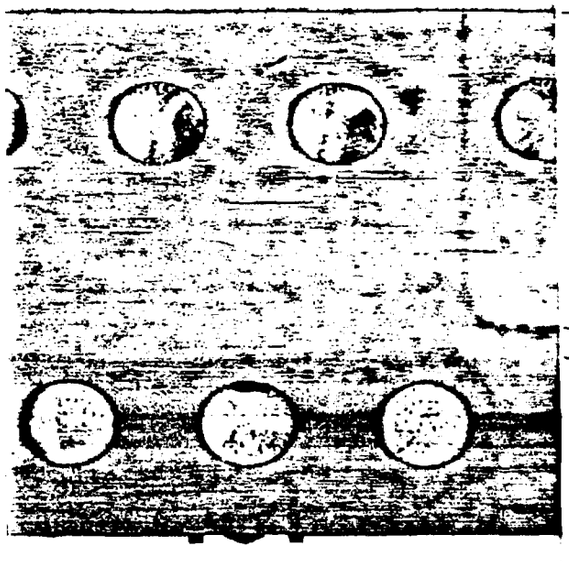
NOTARY PUBLIC

My Commission Expires: September 15, 1998

0722 12/06/02 0101 03CHECK 194.

GLENN S. MACBETH * NOTARY PUBLIC AT LARGE * RUTHERFORD CO. TENN.





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

RECEIVED OF _____

FOR _____

BOOK 10276 PG 614

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 50000.00
CON TX 185.00
PRFEE 1.00
WDEED 8.00
TOTAL 194.00
CHECK 194.00

12/02/96 01 15:22 0001 0732

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0251499
IDENTIF. ↑ REFERENCE

96 DEC -2 PM 3:18

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1093406