This instrument prepared by:
Hugh W. Entrekin
21st Floor, First American Center
Nashville, Tennessee 37238

0253702

IDENTIF. & REFERENCE

MAIL ENV.

BK/ 10283 PG 872

WARRANTY DEED

95 DEC -6 PM 3:49

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Address New Owners As Follows:	Send Tax Bills To:	Map Parcel No.
Barbara E. Bridges 251 Whitsett Rd Nashville Tn 37210	SAME	Map 119-9 Parcel 185

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged,

George Sledge, III, ("Grantor") does hereby bargain, sell, transfer and convey unto Barbara E. Bridges, ("Grantee") her heirs, representatives and assigns, all their right, title and interest in and to property located in Nashville, Davidson County, Tennessee, described as follows:

BEING Tract No. 1: Land in the 6th, formerly the 9th Civil District of Davidson County, Tennessee, being part of Lot No. 3 on the Plan of the Subdivision of the Patterson Flat Rock Tract, as of record in Book 161, page 85, Register's Office for said County, described as follows:

Beginning at a stake in the easterly margin of Bubis Street 143 feet, more or less, south of the south margin of Whitsett Avenue; thence easterly running parallel and 140 feet from the south margin of Whitsett Avenue 180 feet to a point; thence southerly 100 feet to a point; thence westerly and parallel to Whitsett Avenue 201 feet, more or less, to the easterly margin of Bubis Street, thence with the easterly margin of Bubis Street northerly 103 feet, more or less, to the point of beginning.

BEING Tract No. 2: A tract of land in the 6th Civil District of Davidson County, Tennessee, and more particularly described as follows:

BEGINNING at an iron pin the easterly right-of-way of Bubis Street, said right-of-way being 15 feet wide. Said point also being 90.45 feet from the east right-of-way of Foster Avenue and proceeding as follows: South 83° 15' east a distance of 354.9 feet along the common boundary line of National Bronze Company and William Brown, respectively, to a point in the Fred Horrell property; thence south 6°18' west a distance of 40.0 feet to a point; thence north 83° 15' west a distance of 361.2 feet to a point in the east right-of-way of Bubis Street; thence along the right-of-way of Bubis Street north 15° 14' east a distance of 40.5 feet to the point of beginning and containing .33 of an acre.

Being the same property conveyed to George Sledge, III by Warranty Deed from National Bonds, Inc. of record in Book 5227, page 551, Register's Office for Davidson County, Tennessee.

This is improved property known as 2800 Foster Court, Nashville, TN 37210.

TO HAVE AND TO HOLD said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the said Barbara E. Bridges, her heirs, representatives and assigns, forever.

AND George Sledge, III does covenant with the said Barbara E. Bridges, that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and that the same is unencumbered, except for (1) 1996 property taxes which are being prorated, (2) Sewer Easement of record in Book 3701, page 12, (3) Easement for water main of record in Book 1466, page 365, said Register's Office, (4) Restrictive Covenants of record in Book 323, page 335, Book 4383, page 928 and Book 4384, page 724, said Register's Office.

AND George Sledge, III, does further covenant and bind himself, his heirs, representatives

and assigns to warrant and forever defend the title to said land to the said Barbara E. Bridges her heirs, representatives and assigns against the lawful claims of all persons whomsoever.

Billie R. Sledge, wife of George Sledge, III joins in this conveyance for the sole purpose of quitclaiming any and all interest she may have in the subject property.

IN WITNESS WHEREOF, this Warranty Deed has been executed this 6 day of December, 1996.

George Sledge, III

Billie R. Sledge

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $175,000.00

Barbara Bridges
AFFIANT

Patty J. Welch
NOTARY PUBLIC

PATTY J. WELCH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 11/22/97

My Commission Expires NOV. 22, 1997

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named George Sledge, III and wife Billie R. Sledge, 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 at Nashville, Tennessee this 6th day of December, 1996.

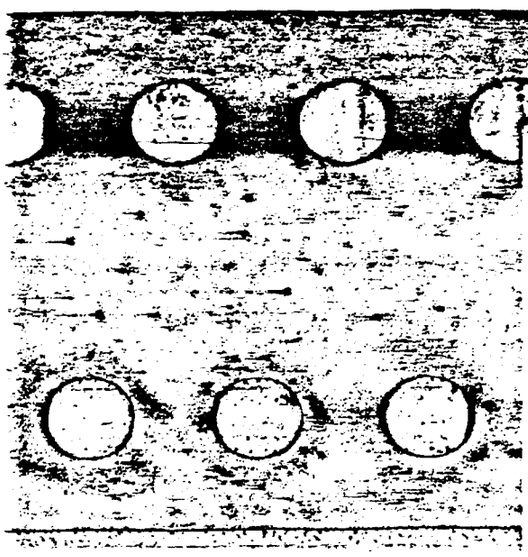
Patty J. Welch
NOTARY PUBLIC

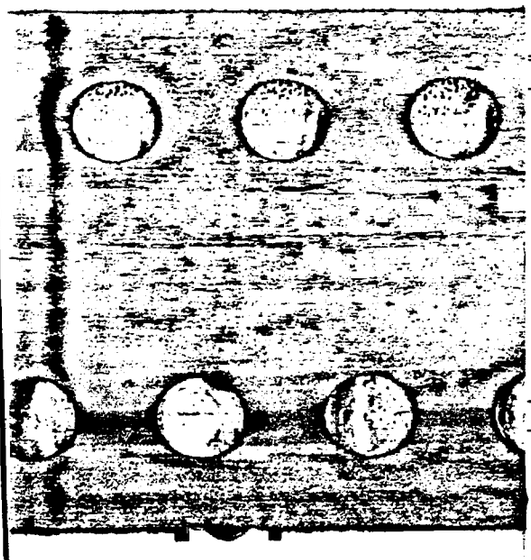
PATTY J. WELCH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

MY COMMISSION EXPIRES: 11/22/97

My Commission Expires NOV. 22, 1997

3203 12/06 0101 03CHECK 656.50





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

RECEIVED OF _____

FOR _____

BOOK 10283 PG 874

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
TO - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 175000.00
				CON TX 647.50
				PRFEE 1.00
				WDEED 8.00
				TOTAL 656.50
				CHECK 656.50
			12/06/96 01	15:49 0001 3203

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0253702
IDENTIF. ↑ REFERENCE

96 DEC -6 PM 3:49

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1095849