BOOK 10301 PG 703

Prepared by:
Amy R. Cross
Attorney at Law
7065 Moore's Lane
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $102,500.00

Affiant

Subscribed and sworn to before me, this 17 day of December, 1996

Notary Public
My commission expires 5/8/99

Address of New Owner:
Betty A. Newell
1225 Greenfield Ave.
Nashville, TN 37216

Send Tax Bills to:
Southeastern Mtg. of TN
565 Marriott Dr. #250
Nashville, Tn 37216

Tax Information
Map 72-3 Parcel 216

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, Gregory B. Pitts and wife, Virginia N. Pitts, hereinafter called the Grantor(s), have bargained and sold, and do hereby transfer and convey unto Betty A. Newell, a married person, hereinafter called the Grantee(s) her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being the easterly 50 feet of Lot No. 112, on the Map of Inglewood Place of record in Book 332, page 101, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Gregory B. Pitts and wife, Virginia N. Pitts by deed from Franklin R. Burgess and wife, Margaret A. Burgess, of record in Book 10007, page 986, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: 1)Taxes for the year 1997, and subsequent years, which are not yet due and payable. 2)All matters shown on Plan of Inglewood Place recorded in Book 332, Page 101. 3)Sanitary Sewers and/or Storm Drainage easement of record in Book 4275, page 240.

This is improved property, located at 1225 Greenfield Avenue, Nashville, Tn 37216.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 my hand this 17th day of December, 1996.

Gregory B. Pitts

Virginia N. Pitts

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 Gregory B. Pitts and Virginia N. Pitts, the bargainor(s), 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.

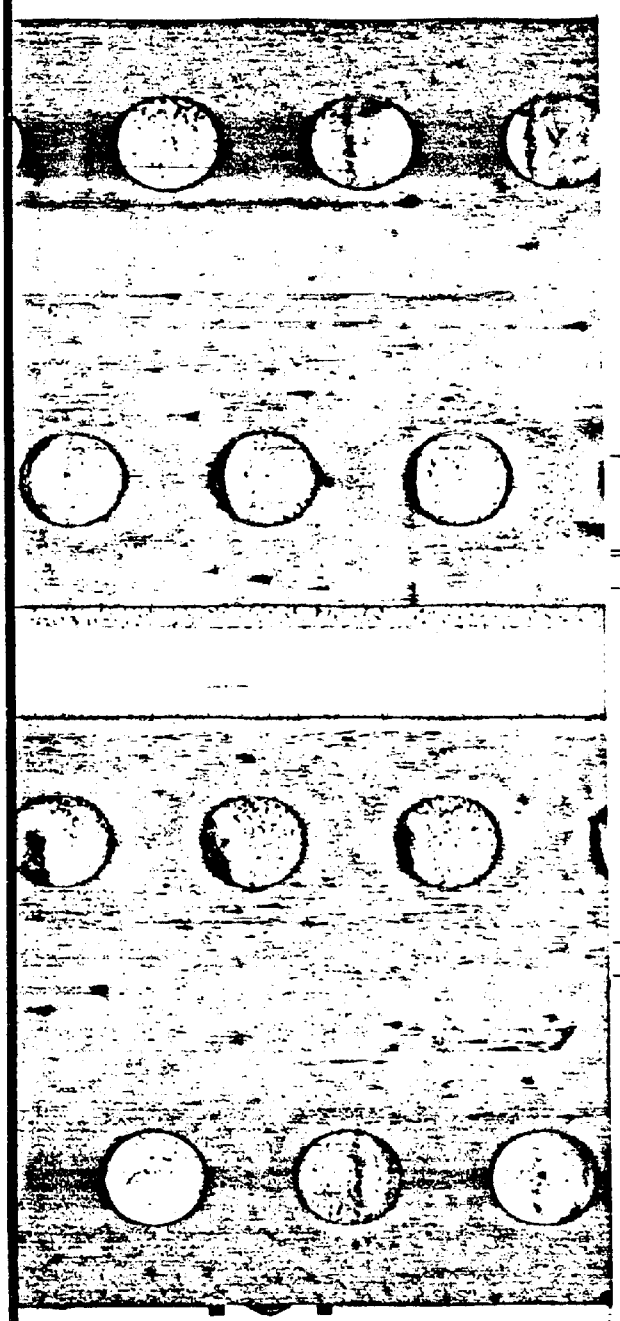
Witness my hand and official seal at Nashville, Tennessee, this 17th day of December, 1996.

Notary Public

My Commission expires: 5/8/99

0259169
NO IDENTIF. # REFERENCE
FILED
DEC 27 AM 8:49
DAVIDSON COUNTY, TN.
REGISTER

9420 12/27 0101 03CHECK 388.25



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10301 PG 705

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 102500.00
CON TX 379.25
PRFEE 1.00
WDEED 8.00
TOTAL 388.25
CHECK 388.25

12/27/96 01 08:48 0001 9420

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0259169
IDENTIF. ↑ REFERENCE

96 DEC 27 AM 8:49
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1101982