BOOK 10313 PG 995

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 175,000.00

Deborah Ashbrooke Tullis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF January 19 97

Notary Public

MY COMMISSION EXPIRES: 3-27-99
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE
My Commission Expires March 27, 1999

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Deborah Ashbrooke Tullis	NEW OWNER	104-9-137.00
(NAME)	(NAME)	
3601 Richland Avenue		26W-02425
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Sam Oolie, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Deborah Ashbrooke Tullis, unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, TN, BEING Part of Lot No. 50 of Block 5 on the Plan of Richland Realty Company's Division "A", of record in Book 161, page 151, Register's Office for Davidson County, TN, to which Plan reference is hereby made for a complete and accurate description thereof. (See attached legal)

Being the same property conveyed to Sam Oolie, by installment deed from Hannah Cohen, of record in Book 4880, Page 163, Register's Office for Davidson County, TN.

This conveyance is subject to the following: Taxes for the year 1997 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the plan of record in Book 161, page 151; all of record in the Register's Office for Davidson County, Tennessee.

02624.10
IDENTIFICATION REFERENCE

97 JAN -8 AM 8:55
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 3601 Richland Avenue, Nashville, TN 37205
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said 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 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 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 my hand this 2nd day of January, 19 97

Sam Oolie

BOOK 10313 PG 996

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 Sam Oolie, unmarried

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 2nd day of January, 19 97.

Commission expires 3-27-99

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

Sam Oolie

TO

Deborah Ashbrooke Tullis

RETURN TO:

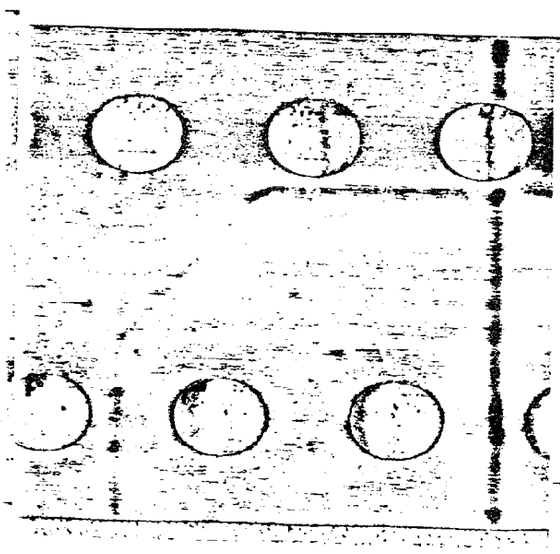
GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027

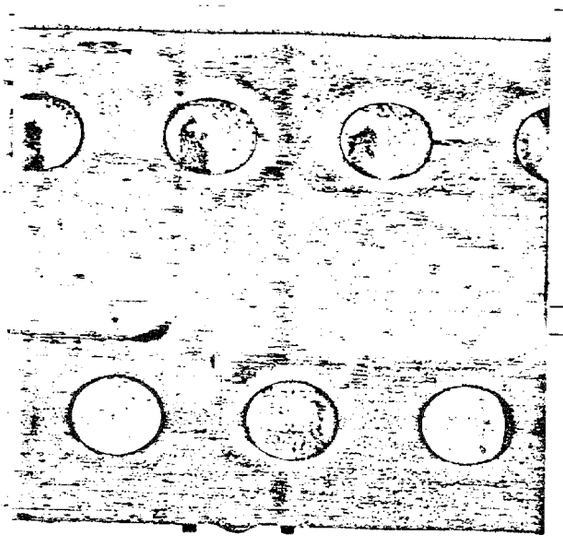
Land in Davidson County, TN, BEING Part of Lot No. 50 of Block 5 on the Plan of Richland Realty Company's Division "A", of record in Book 161, page 151, Register's Office for Davidson County, TN, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the easterly 50 feet on the northerly 124-1/2 feet of Lot No. 50 of Block 5 on the Plan of Richland Realty Company's Division "A". A plan of said property dividing it into blocks is of record in Book 161, page 151, Register's Office for said County, but does not show the blocks subdivided into small lots.

According to a printed copy of an unregistered plan subdivision subdividing said blocks into lots, said part of Lot No. 50 fronts 50 feet on the southerly side of Richland Avenue and runs back between parallel lines, with the westerly margin of Bowling Avenue, 124-1/2 feet to a dead line.

2980 01/08 0101 03CHECK





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

RECEIVED OF _____

FOR _____

BOOK 10313 PG 998

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	175000.00
			CON TX	647.50
			PRFEE	1.00
			WDEED	12.00
			TOTAL	660.50
			CHECK	660.50
01/08/97	01	08:55	0001	2960

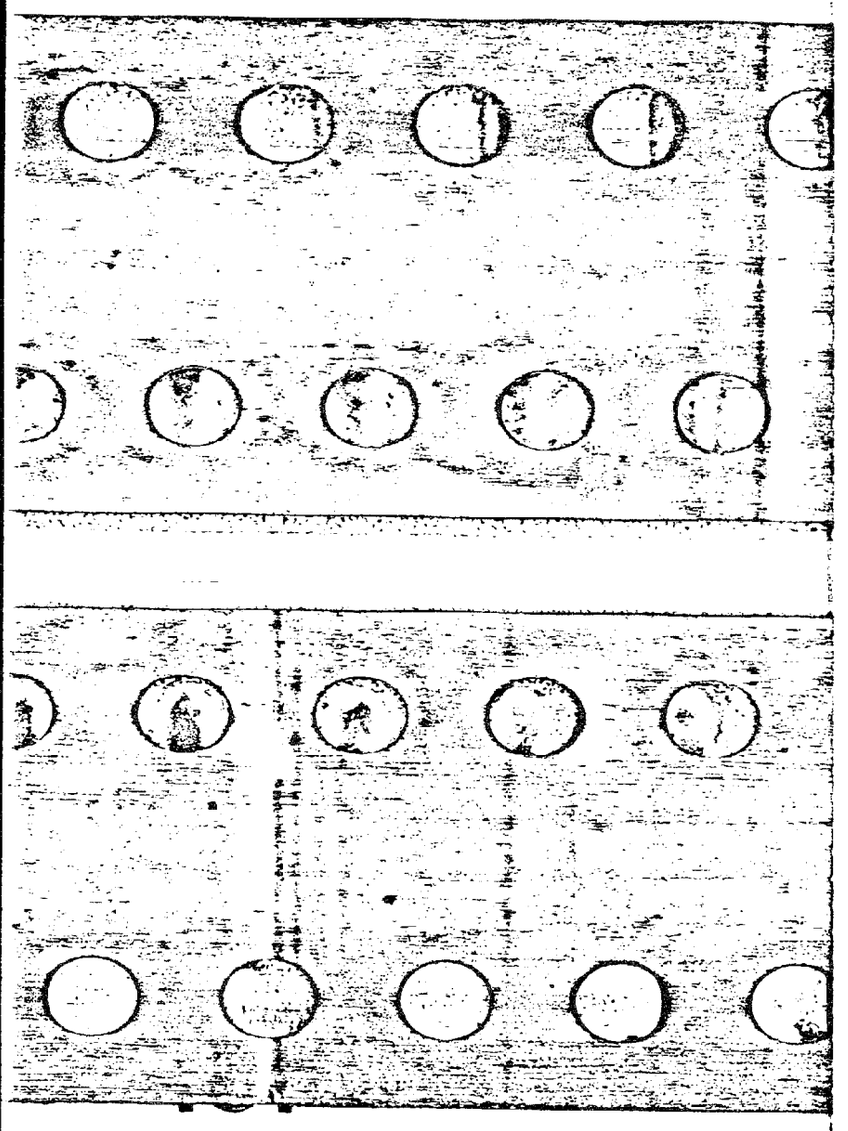
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0262410
IDENTIFICATION REFERENCE

97 JAN -8 AM 8:55

DAVIDSON COUNTY, TN.

No. 1105489



BOOK 10313 PG 999

VOID

1/8/97