WARRANTY DEED

BOOK 10317 PG 78

STATE OF TENNESSEE
COUNTY OF WILSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 56,128.63

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF January, 19 97

Notary Public

PHILLIP G. HORD III NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires NOV 22 1997

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Steven G. Waters, Attorney, 1000 Northchase Drive, Suite 100, Goodlettsville, Tennessee 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Geneva R. Stilts	Same as new owner	131-04-0 051.00
(NAME)	(NAME)	
3380 Hobson Pike		16DA 20495
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076		
(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, Anne M. Overby, a single person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Geneva R. Stilts, a single person

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, Tennessee, being part of Lot No. 24 on the Plan of Geo. W. Clair's Revised Subdivision of Belmont Park Place, as of record in Book 421, pages 118 and 119, Register's Office for said County, described partly according to a survey made by W. B. Southgate, Surveyor, July , 1929, of record in Book 843, page 5, said Register's Office, as follows:

BEGINNING in the center of Belmont Boulevard, at a point 242 feet 6 inches south of the center line of Shackleford Road, the southwest corner of the property conveyed to T. H. McMillan by deed from Wm. W. Randolph and wife, of record in Book 782, page 232, said Register's Office; thence with the southerly line of said McMillan property, eastwardly 164 feet 6 inches to the southeast corner of said McMillan property, continuing in the same direction 110 feet 6 inches, in all 275 feet to the center line of an alley; thence with the center line of said alley, southwardly 96 feet 7 inches to the northeast corner of the property conveyed to John W. Beasley and wife, by deed from M. Ben Hollins and wife, of record in Book 2441, page 585, said Register's Office; thence with the northerly line of said Beasley property, westwardly 275 feet to the center line of Belmont Boulevard; thence with same, northwardly 96 feet 7 inches to the beginning.

Being the same property conveyed to Anne M. Overby, a single person by deed from Vira M. Overby, a widow of record in Book 8584, page 307, Register's Office, Davidson County, Tennessee.

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

unimproved ( )
This is improved (X) property, known as 4200 Belmont Boulevard, Nashville, TN 37215
(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 9th day of January, 19 97

Anne M. Overby

BOOK 10317 PG 79

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Anne M. Overby, a single person

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this 9th day of January, 1997.

Commission expires _____

_____
Notary Public

PHILLIP G. [illegible]
NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF

My Commission Expires NOV. 22, 1997

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_____ .

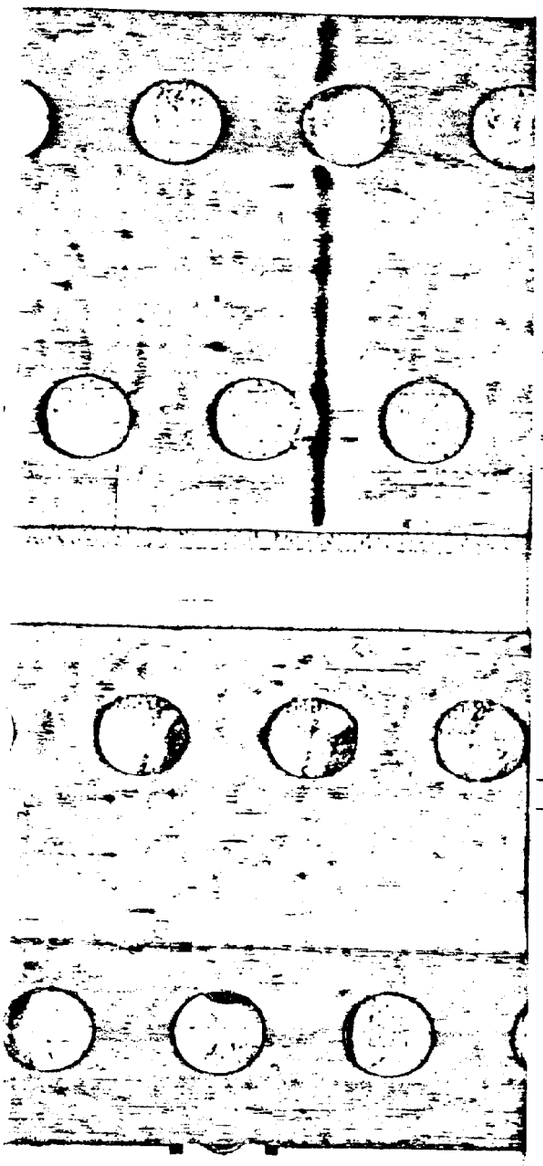
My commission expires _____

_____
Notary Public

3928 01/13 0101 03CHECK 216.68

IDENTIF. & REFERENCE 0263322

97 JAN 13 AM 8:31
[illegible] REGISTER
DAVIDSON COUNTY, TN.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10317 PG 80

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 5612B.63
CON TX 207.68
PRFEE 1.00
WDEED 8.00
TOTAL 216.68
CHECK 216.68

01/13/97 01 08:30 0001 3928

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0263322
IDENTIF. # REFERENCE

97 JAN 13 AM 8:31

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1106443