10335

Box 58-A

WARRANTY DEED

FILED 10335 PG 710

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 18,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF January 19 97

Notary Public

MY COMMISSION EXPIRES: 11-29-2000
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

COMBOS & HIX, P. C., 315 Deaderick Street, Su. 1100, Nashville, TN 37238

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Frank R. Holbert, Sr. (NAME)	Frank B. Holert, Sr. (NAME)	MAP 92-3
2120 Meharry Boulevard (ADDRESS)	1602 Haynes Meade Circle (ADDRESS)	PARCEL 60
Nashville, TN 37208 (CITY) (STATE) (ZIP)	Nashville, TN 37207 (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, Oscar Hollinsworth, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Frank R. Holbert, Sr. and Dorothy Holbert Hyde, both single person, as tenants in common with rights of survivorship

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:

Being the West Twelve feet of Lot No. 25 and the Easterly Twenty-Four feet of Lot No. 26 on the Map of Jowett's Subdivision of Lot No. 3 of Elizabeth Harding's Plan, of record in Book 57, page 67, of the Register's Office for Davidson County, Tennessee.

Said parts of said Lots Nos. 25 and 26 front together 36 feet on the northerly side of Heffernan Street (now Meharry Boulevard) and run back between parallel lines 182 feet to an alley.

Being the same property conveyed to Oscar Hollinsworth and wife, Amanda Hollinsworth by deed from Bransford Realty Company of record in Book 1171, page 172, Register's Office for Davidson County, Tennessee. Amanda Hollinsworth having since died, vesting property to Oscar Hollinsworth as surviving spouse.

The above legal description is the same as used on the prior Deed.

This conveyance is subject to 1997 taxes, prorated and assumed at closing; any and all easements located on the property; restrictive covenants; all matters as shown on the plan of record in Book 57, page 67, said Register's Office; and parties in possession.

unimproved ( )
This is improved (X) property, known as 2120 Meharry Boulevard, Nashville, TN 37208
(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 31st day of January 19 97

Oscar Hollinsworth

Oscar Hollinsworth

G 710

BK 10335 PG 711

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 Oscar Hollinsworth

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 Nashville, Tennessee, this 31st day of January, 19 97.

Commission expires 1/24/2000

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

IDENTIFICATION OF PRIOR INSTRUMENT

97 JAN 31 PM 3:12

FELIX A. WILSON JR. REGISTER
DAVIDSON COUNTY, TN.

0260903

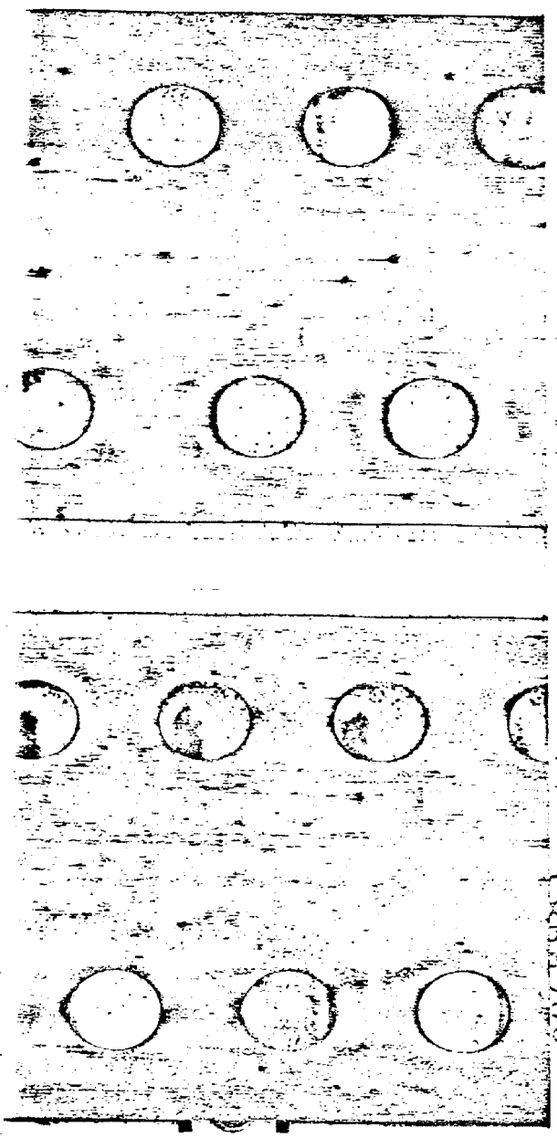
0001 01/31 0101 03CHECK

75.60

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 10335 PG 712

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 18000.00
				CON TX 66.60
				PRFEE 1.00
				WDEED 8.00
				TOTAL 75.60
				CHECK 75.60
			01/31/97 01	15:15 0001 0001

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02688983

IDENTIFICATION REFERENCE

97 JAN 31 PM 3:12

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1112458