PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (ljh) Title No: 38760
Dav. Co. File: Box 8

97 APR 29 PM 1:56
FLIX Z. WILKINS, REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
0299087

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Mary E. Agee Charles K. Agee 124 W. Tyne Drive Nashville, TN 37205	Same BOOK 10433 PG 5

TAX MAP-PARCEL NUMBERS: 83-6-143

4673 04/29 0101 03CHECK 268.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 70000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **John D. Meyer and spouse, Meryl Truett,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Mary E. Agee and spouse, Charles K. Agee,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 23 on the plan of Beaumont Place of record in Book 332, page 38, Register's Office for said County.

SAID Lot No. 23, which is a corner lot, fronts 160 feet on the westerly margin of Beaumont Street and fronts 61.6 feet on the northerly margin of Manchester Avenue, and extends back 161.7 feet on the westerly line and 60.4 feet on the northerly line to a point of beginning.

BEING the same property conveyed to John D. Meyer and wife, Meryl Truett by deed from Noel F. Bean, unmarried, of record in Book 9383, page 9, Register's Office for Davidson County, Tennessee..

Description Reference: The description is the same as that used in the last deed prior to this transaction..

This is improved property, known as: 190 Manchester Avenue, Nashville, TN 37206

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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 FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 28th day of April, 1997.

John D. Meyer

Meryl Truett

BOOK 10433 PG 6

State of Tennessee
County of Davidson

On this 28th day of April, 1997, before me the undersigned authority, personally appeared **John D. Meyer** and **Meryl Truett**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

My Commission Expires: _____ Notary Public

State of Tennessee
County of Davidson

A F F I D A V I T

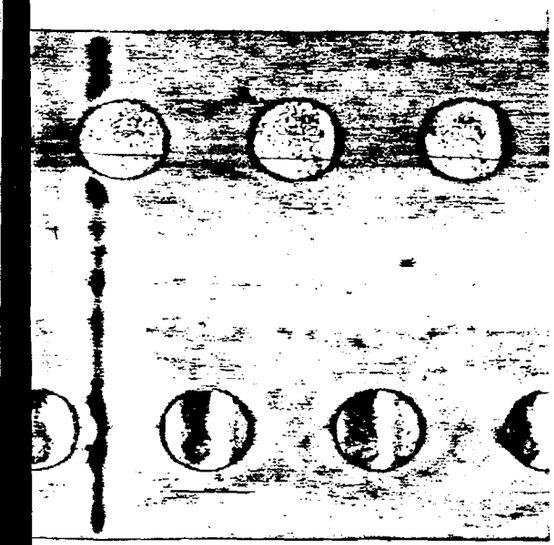
The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 70000.00

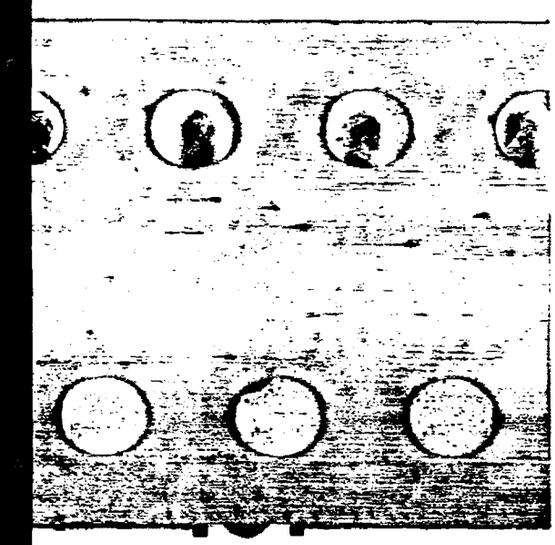
Affiant

Sworn and subscribed before me on the 28th day of April, 1997.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-200

My Commission Expires: _____ Notary Public





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

RECEIVED OF _____

FOR _____

BOOK 10433 PG 7

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 70000.00
				CON TX 259.00
				PRFEE 1.00
				WDEED 8.00
				TOTAL 268.00
				CHECK 268.00
04/29/97	01			13:58 0001 4673

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0299087
IDENTIF. ↑ REFERENCE

97 APR 29 PM 1:56
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1144774