BOOK 10566 PG 374

Prepared by:
Monica D. Edwards, Esq
112 Stahlman Building
Nashville, Tennessee 37201

ADDRESS OF NEW OWNER:
John G. Claybrooks, Sr.
222 Pennington Avenue
Nashville, TN 37216

SEND TAX BILLS TO:
SAME

MAP: 72-11
Parcel 507
15DA 60172

WARRANTY DEED

***FOR AND IN CONSIDERATION* OF THE SUM OF TWENTY THOUSAND**

($20,000.00) DOLLARS, we, **RICHARD S. OLSON and wife, LINDA A. OLSON,** GRANTORS, have bargained and sold, and by these presents do transfer and convey all our rights, title and interest unto **JOHN G. CLAYBROOKS, SR.,** GRANTEE herein, his heirs, successors and assigns, certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 1B on the plan of Zone Lot Division Lot No. 1, Montgomery Heights, of record in Book 5060, Page 81, as amended in Book 6200, Page 416, Register's Office for said County.

SAID Lot No. 1B fronts 30.60 feet on the northwesterly margin of Pennington Avenue and extends back 99.99 feet on the southerly line which is a broken line and 99.98 feet on the northerly line to a dead line in the rear, measuring 29.48 feet thereon.

BEING the same property conveyed to Richard S. Olson and wife, Linda A. Olson, by deed from Jack F. Kemp, Secretary of Housing and Urban Development, of record in Book 7865, Page 649, Register's Office for Davidson County, Tennessee.

THIS conveyance is made subject to the matters set forth in the above referenced plan of record and property taxes for 1997 which Grantee assumes.

This is improved property known as 2222 Pennington Avenue, Nashville, Tennessee 37216.

TO have and to hold the said tracts and parcel of land, with the appurtenances, estate, title and interest thereto belonging to the GRANTEE, his heirs, sucessors and assigns, forever. And GRANTORS do covenant with the said GRANTEE that GRANTORS are lawfully seized and possessed of said land in fee simple, have good right to convey it, and the same is unencumbered, unless otherwise herein set out. And they do further covenant and bind themselves, their heirs, and representatives to warrant and forever defend the title to the said land to the said GRANTEE, his heirs, successors and assigns against the lawful claims of

all persons, whomsoever.

WITNESS our hands this 29th day of July - August 1997.

RICHARD S. OLSON LINDA A. OLSON

STATE OF ARIZONA)
)
COUNTY OF Pima)

ELESICA DAWN
Notary Public-Arizona
Pima County

Personally appeared before me the undersigned, a Notary Public in and for said County and State, **RICHARD S. OLSON and wife, LINDA A. OLSON,** bargainors, 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 Pima, _____, County, Arizona, this 29 day of July, 1997.

Elesica Dawn
NOTARY PUBLIC My Commission Expires: 12/01/00

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property (whichever is greater) is **TWENTY THOUSAND ($20,000.00) DOLLARS.** This is equal to or greater than the property would bring at a fair and voluntary sale.

AFFIANT

STATE OF PENNSYLVANIA)
COUNTY OF YORK)

SWORN to and **SUBSCRIBED** before me this 6th day of August, 1997.

Catherine D Reynolds
NOTARY PUBLIC My Commission Expires: _____

NOTARIAL SEAL
CATHERINE D. REYNOLDS, NOTARY PUBLIC
HANOVER, YORK COUNTY, PA
MY COMMISSION EXPIRES DEC. 4, 2000

COMMONWEALTH OF PENNSYLVANIA

0336800

IDENTIFICATION REFERENCE

97 AUG 12 PM 2:03

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

6017 08/12 0101 03CHECK 83.00

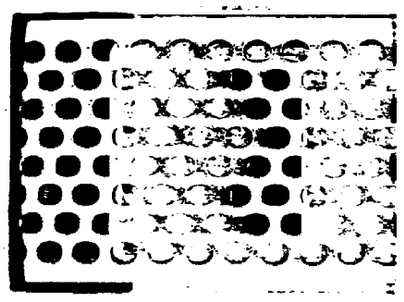
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration of this transfer is TWENTY THOUSAND ($20,000.00) DOLLARS. This is equal to or greater than the property would bring at a fair and voluntary sale.

John G Claybrooks, Jr
Affiant

SWORN to and SUBSCRIBED before me on this 11th day of August, 1997.

[illegible]
NOTARY PUBLIC My Commission Exp: [illegible]



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

RECEIVED OF _____

FOR _____

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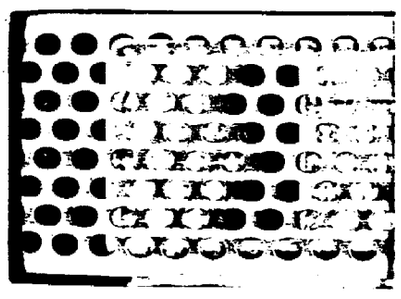
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 20000.00
CON TX 74.00
PRFEE 1.00
WDEED 8.00
TOTAL 83.00
CHECK 83.00

08/12/97 01 14:04 0001 6017

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



33680

97 AUG 12 PM 2:03
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

No. 1185591