BOOK 10578 PG 129

Box 37
LL

Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Mary Griffin 1729 23rd Avenue North Nashville, TN	81-10-252	Same
This instrument prepared by: Boult, Cummings, Conners & Berry, PLC 414 Union Street, Suite 1600, P.O. Box 198062, Nashville, TN 37219		

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, The Nashville Homestead Corporation, (the "Grantor"), has bargained and sold, and by these presents does transfer and convey to Mary Griffin, unmarried, (the "Grantee"), Grantee's heirs and assigns, certain land in Davidson County, State of Tennessee, being more particularly described as follows (the "Property").

Land in Davidson County, Tennessee, being Lot No. 369 on the Map of Harding Bros., Plan of Lots, as of record in Book 21, page 80, Register's Office for Davidson County, Tennessee.

Said Lot No. 369 fronts 50 feet on the westerly side of 23rd Avenue North and runs back between parallel lines 180 feet more or less to an alley.

Being the same property conveyed to The Nashville Homestead Corporation by deed of record in Book 10578, page 128, Register's Office for Davidson County, Tennessee.

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the matters listed on Exhibit A attached hereto and incorporated herein by reference.

This is unimproved property, located at 1729 23rd Avenue North, Nashville, Tennessee.

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to the Grantee, Grantee's heirs and assigns, forever.

Grantor covenants with the Grantee that Grantor is lawfully seized and possessed of the Property in fee simple; that Grantor has a good right to convey the Property, and that the Property is unencumbered except as set forth hereinabove.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $6,000.00.

Mary L. Griffin
Affiant

Subscribed and sworn to before me this 21 day of August, 1997.

Loretta B. Lane
Notary Public
My Commission Expires: 5/23/98

NOTARY PUBLIC

0435383.01
063258-006 08/19/97

Grantor further covenants and binds itself, its successors and assigns to warrant and forever defend the title to the Property to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever, except that no warranty is made as to the amount of acreage in the Property.

Grantee assumes responsibility for payment of real property taxes from and after the date hereof.

IN WITNESS WHEREOF, the Grantor has executed this Deed this 21 day of August, 1997.

THE NASHVILLE HOMESTEAD CORPORATION

By: Loretta C. Owens

Title: Director, NHF

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me Loretta B. Lane, Notary Public, Loretta C Owens, with whom I am personally acquainted and who acknowledged that she executed the foregoing instrument for the purposes therein contained and who further acknowledged that she is Director of The Nashville Homestead Corporation, and is authorized to execute this instrument on behalf of The Nashville Homestead Corporation.

WITNESS my hand, at office, this 21 day of August, 1997.

Loretta B Lane
Notary Public
My Commission Expires: 5/23/98

0435383.01
063258-006 08/19/97

EXHIBIT A

1. Matters shown on Map of Harding Bros., Plan of Lots of record in Book 21, page 80, Register's Office for Davidson County, Tennessee.

0340166
IDENTIF. & REFERENCE
97 AUG 22 AM 8:53
FELIX Z. REGISTER
DAVIDSON COUNTY, TN.
9670 08/22 0101 03 CHECK 35.20

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

RECEIVED OF _____

FOR _____

BOOK 10578 PG 132

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	6000.00
CON TX	22.20
PRFEE	1.00
WDEED	12.00
TOTAL	35.20
CHECK	35.20

08/22/97 01 09:03 0:01 9670

REGEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0340166
IDENTIF. & REFERENCE

97 AUG 22 AM 8:53

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1189198