BOOK 10678 PG 549

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 830,000.00

Mary H. Thurston
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF November 19 97

Notary Public

MY COMMISSION EXPIRES: NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
(AFFIX SEAL)

My Commission Expires MAR. 24, 2001

THIS INSTRUMENT WAS PREPARED BY
Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	TAX PARCEL NUMBERS
M. Hernandez (NAME)	SAME (NAME)	MAP 117-6
2303 Golf Club Lane (ADDRESS)	(ADDRESS)	PARCEL 45
Nashville, Tennessee 37215 (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, Neil M. Price and wife, Toni Price

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO M. Hernandez

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 a part of Lot No. 2 on the Plan of Samuel Watkins Farm Lands, of record in Book 57, page 16, Register's Office for Davdison County, Tennessee and being the east half of Lot No. 5 and the west part of Lot No. 4 in the E. L. Hampton's Subdivision of the Cartwright Tract, called "Hillsboro Heights", as surveyed by W. B. Southgate, December 26, 1912, but which plan is not recorded, said property being described according to a copy of a survey made by T. R. Sanford, Surveyor, February 2, 1957, as follows:

Beginning at an iron pin in the southerly margin of Golf Club Lane, said iron pin being located 210 feet westerly from the southwest intersection of said lane and 23rd Avenue south; thence southwardly 346 feet to an iron pin in the northerly line of Lot No. 16 on said plan, said iron pin being located 195 feet westerly from the westerly margin of said Avenue; thence partially along the line between lots No. 4, 5, 16 and 15 on said plan westwardly 230 feet to an iron pin; thence northwardly 345.5 feet to an iron pin in the southerly margin of said Lane, said iron pin being located 425 feet westerly from the southwest intersection of said Lane and said Avenue; thence with the southerly margin of said Lane easterly 215 feet to the beginning.

Being the same property conveyed to Neil M. Price and wife, Toni Price by deed from Hortense Powell Cooper, an unmarried person, and William Prentice Cooper

CONTINUED

unimproved ( )
This is improved (X) property, known as 2303 Golf Club Lane, Nashville, Tennessee 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 our hand s this 7th day of November 19 97

Neil M. Price

Neil M. Price

Toni Price

Toni Price

LEGAL DESCRIPTION CONTINUATION

III, an unmarried person, of record in Book 7561, page 777, said Register's Office.

This conveyance is subject to any and all easements and restrictions of record.

9983 11/10 0101 03CHECK 3084.00

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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 Neil M. Price and wife, Toni Price

the bargainor S 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 Nashville, Tennessee, this 7th day of November 19 97.

Commission expires _____

Notary Public

ROBERT L. RUGGS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 24, 2001

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

0368303

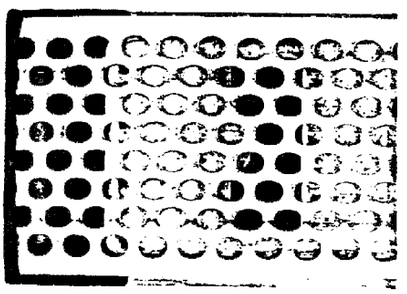
IDENTIFICATION/REFERENCE

97 NOV 10 PM 12:30

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

MAIL ENV.

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

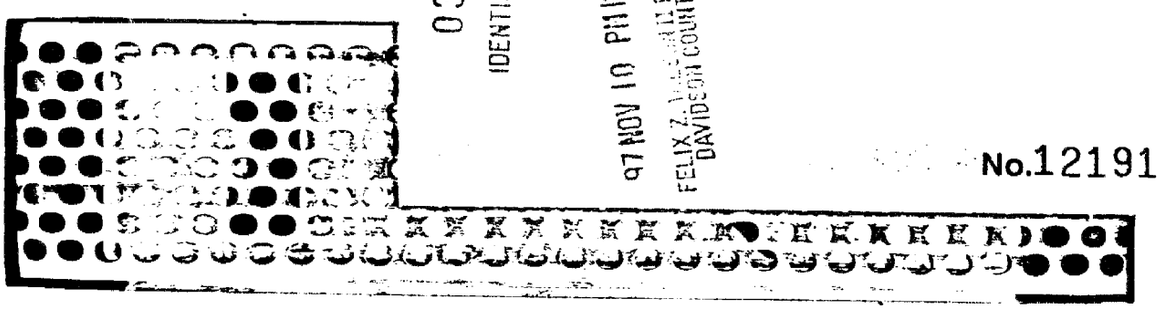
DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
830000.00
CON TX 3071.00
PRFEE 1.00
WDEED 12.00
TOTAL 3084.00
CHECK 3084.00
11/10/97 01 12:36 0001 9983

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0368303
IDENTIFICATION REFERENCE

97 NOV 10 P1:12: 39
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.



No.1219169