BOOK 10686 PG 140

97 NOV 17 PM 1:38

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

IDENTIF. & REFERENCE

03704 33

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: (cmw) Title No: 39290
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Thomas Doyle Sharp Salynn Boyles 2713 Oakland Avenue Nashville, TN 37212	MIGLP, Limited Partnership DBA Mortgage Investors Group, L.P. 320 N. Cedar Bluff Rd. Ste. 200 Knoxville, TN 37923

TAX MAP-PARCEL NUMBERS: 117-04-162 24W 01630

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 215000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Jon H. Kaas, married,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Thomas Doyle Sharp and spouse, Salynn Boyles** 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 the northerly 18 feet of Lot No. 133 and the southerly 40 feet of Lot No. 134 on the Map of Belmont Terrace as of record in Book 421, Page 101, Register's Office for Davidson County, Tennessee.

SAID parts of said Lots Nos. 133 and 134 front together 58 feet on the westerly side of Oakland Avenue and run back westerly between parallel lines 161.5 feet to an alley.

BEING the same property conveyed to Jon H. Kaas by deed from Tennie Bell Barksdale, a widow of record in Book 6645, Page 981, 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 conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.

Barbara Martin, the spouse of Jon H. Kaas, joins in this conveyance solely to convey any marital interest she may have in subject property.

This is improved property, known as: 2713 Oakland Avenue, Nashville, TN 37212

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 14th day of November, 1997.

Jon H. Kaas

Barbara Martin

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State of Tennessee
County of Davidson

On this 14th day of November, 1997, before me the undersigned authority, personally appeared **Jon H. Kaas and Barbara Martin**, 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.

My Commission Expires: _____

CHRISTY WILLIAMS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

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: $ 215000.00

Affiant

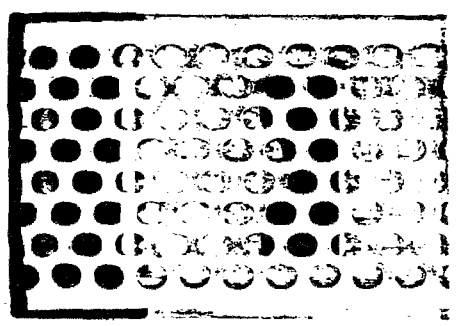
Sworn and subscribed before me on the 14th day of November, 1997.

Notary Public

My Commission Expires: _____

CHRISTY WILLIAMS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

2327 11/17 0101 03CHECK 804.50



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

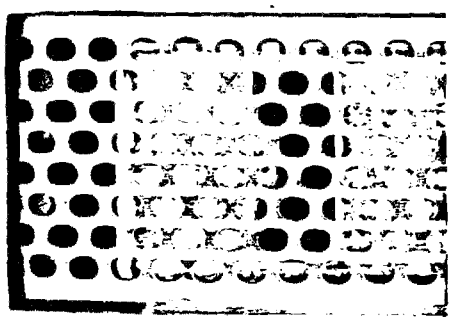
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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
215000.00
CON TX 795.50
PRFEE 1.00
WDEED 8.00
TOTAL 804.50
CHECK 804.50
11/17/97 01 13:42 0001 2327

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



03704 33
IDENTIF. # REFERENCE

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FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1221484