0373022

IDENTIFICATION REFERENCE

Box 23
MBH

This Instrument Prepared By:
BAKER, DONELSON, BEARMAN
& CALDWELL
1700 Nashville City Center
511 Union Street
Nashville, Tennessee 37219
(615) 726-5600

97 NOV 24 PM 2:38

FELIX F... REGISTER
DAV... CO. TN.

BOOK 10695 PG 85

WARRANTY DEED

Address New Owner as Follows:	Send Tax Bills To:
Ridgely N. Allen and wife, Deborah Butts Allen	Same
233 Donelson Hills Drive	
Nashville, Tennessee 37214	
Map & Parcel No.: 095-02; 024	

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, and other good and valuable consideration, receipt of which is hereby acknowledged, **ROBERT FLOHR AND WIFE, ELLEN W. FLOHR** (collectively "Grantors"), have bargained and sold and do hereby transfer and convey unto **RIDGELY N. ALLEN AND WIFE, DEBORAH BUTTS ALLEN** (collectively "Grantees"), their heirs and assigns, a certain tract of land located in Davidson County, Tennessee and described as follows (the "Property"):

> Land in Davidson County, Tennessee being Lot No. 110 on the Map of Donelson Hills, as of record in Book 2331, pages 22 and 23, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 110 fronts 75 feet on the easterly side of Donelson Hills Drive and runs back 208.7 feet on the northerly line and 206.4 feet on the southerly line, to a dead line, in the rear on which it measures 75 feet.
>
> Being the same property conveyed to Robert Flohr and wife, Ellen W. Flohr by deed from Mrs. Hazel L. Matheney, of record in Book 4062, page 227, Register's Office for said County.

This is improved property known as 233 Donelson Hills Drive, Nashville, Tennessee 37214.

TO HAVE AND TO HOLD the Property, together with all the appurtenances and hereditaments thereunto belonging or in anywise appertaining, to the said Grantees, their heirs and assigns, forever.

AND Grantor does hereby covenant with Grantee that it is lawfully seized and possessed of the Property in fee simple; that it has good right to sell and convey the same; and that the same is unencumbered, except for 1997 real property taxes and restrictions and easements of record.

AND Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the Property against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this instrument to be executed on this 21st day of November, 1997.

Robert Flohr by Richard Flohr Attorney-in-fact

Robert Flohr by Richard Flohr, Attorney in Fact

Ellen W. Flohr

Ellen W. Flohr

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $98,000.00.

AFFIANT

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

NOTARY PUBLIC

My Commission Expires:

1-27-2001

MARILYN HYDE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires JAN 27, 2001

1733 11/24 0101 03CHECK 375.60

N KPE 225460.1
0-0 11/17/97

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, Notary Public in and for said County and State, Richard Flohr, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he is the attorney-in-fact for Robert Flohr, one of the Grantors herein and is authorized by such Grantor to execute this instrument on behalf of such Grantor, and that he, as such attorney-in-fact, executed the within instrument for the purposes therein contained.

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

Marilyn Hyde
NOTARY PUBLIC

MARILYN HYDE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires JAN 27, 2001

My Commission Expires:

1-27-2001

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Ellen W. Flohr, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

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

Marilyn Hyde
NOTARY PUBLIC

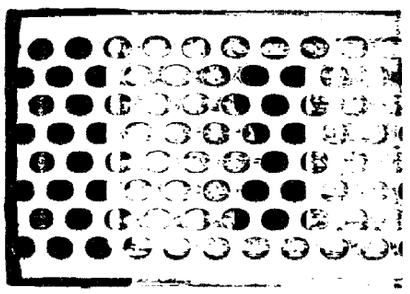
MARILYN HYDE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires JAN 27, 2001

My Commission Expires:

1-27-2001

OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____ BOOK 10695 PG 88

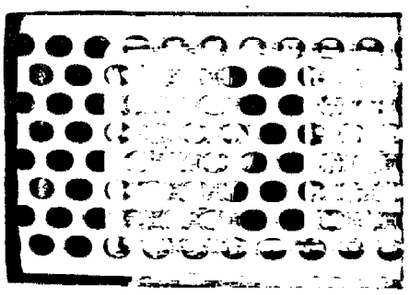
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 98000.00
CON TX 362.60
PRFEE 1.00
WDEED 12.00
TOTAL 375.60
CHECK 375.60

11/24/97 01 14:42 0001 1733

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0373022
IDENTIFICATION REFERENCE

97 NOV 24 PM 2:39

FELIX Z. WILSON
REGISTER

No. 1224288