BOOK 10738 PG 170	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $45,000.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26TH DAY OF DECEMBER, 1997. Notary Public MY COMMISSION EXPIRES: 11-23-99 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
STEVEN M. LOCKE	**SAME**	**83-10-312**
(NAME) **1809 WOODLAND STREET**	(NAME)	**83-10-313**
(ADDRESS) **NASHVILLE, TENNESSEE 37206**	(ADDRESS)	**83-10-314**
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

FOR AND IN 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, I, **JAMES A. HOLLAND,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **STEVEN M. LOCKE, UNMARRIED** , HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Tract I: Map 83-10 Parcel 312
Land in Davidson County, Tennessee, being Lots Nos. 60 and 61 on a part of the plan of Richardson Place Subdivision shown as Chadwell Subdivision, Lockland (owned by Richardson), of record in Book 547, page 135, Register's Office for Davidson County, Tennessee.

Said Lots Nos. 60 and 61 fronts together 100 feet on the northerly margin of Woodland Street and extends back between parallel lines 170 feet to a 15-foot alley in the rear.

Being the same property conveyed to James A. Holland by deed from Thomas E. Stewart, Substitute Trustee of record in Book 10689, page 313, Register's Office for Davidson County, Tennessee.

This is improved property known as 1809 Woodland Street, Nashville, TN 37206.

Tract II: Map 83-10 Parcels 313 & 314

Land in Davidson County, Tennessee, being Lots Nos. 62 and 63 on the Plat of Richardson Place Subdivision of record in Book 547, page 135, Register's Office for Davidson County, Tennessee.

Said Lot No. 62 fronts 50 feet on the northerly side of Woodland Street and runs back between parallel lines 170 feet to an alley.

Said Lot No. 63 fronts 47 feet on the northerly side of Woodland Street, formerly Plum Street, and runs back 170 feet to an alley and shows 45-1/2 feet on said alley.

Being the same property conveyed to James A. Holland by deed from Thomas E. Stewart, Substitue Trustee of record in Book 10689, page 317, Register's Office for Davidson County, Tennessee.

Kathleen M. Holland joins in this conveyance to relinquish any right, title and interest she may have in said properties by virtue of her marriage to James A. Holland.

This conveyance is subject to any and all easements, restrictions and conditions of record which may affect said property in the Register's Office for Davidson County, Tennesseee. (see restrictions of record in Book 741, page 597 (Lots 62 and 63), said Register's Office. Lot 62 and 63 are unimproved property known as Woodland Street, Nashville, TN 37206.

These are the same descriptions as prior deeds.

unimproved ( )
This is improved(X) property, known as **1809 WOODLAND STREET, NASHVILLE, TN 37206**
(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 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 26th day of December, 1997.

James A Holland
JAMES A. HOLLAND

Kathleen M. Holland
KATHLEEN M. HOLLAND

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 James A. Holland and Kathleen M. Holland, 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 26th day of December, 1997

Commission expires: November 27, 1999.

Deborah J. Cohen
Notary Public

0304765

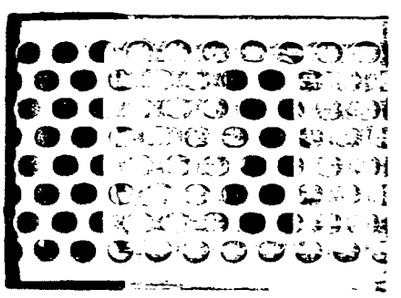
IDENTIFICATION REFERENCE

97 DEC 30 AM 11:19

FILED IN THE OFFICE OF THE REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

6206 12/30 0101 03CHECK 175.50



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

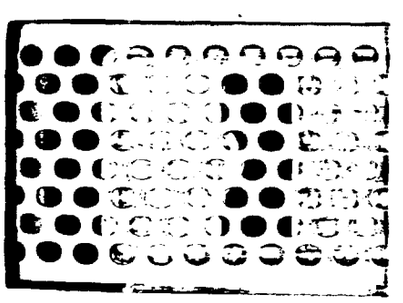
BOOK 10738 PG 172

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	45000.00
CON TX	166.50
PRFEE	1.00
WDEED	8.00
TOTAL	175.50
CHECK	175.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 12/30/97 01 11:24 0001 6206



0384765
IDENTIFICATION REFERENCE

97 DEC 30 AM 11:20

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

No. 1236912