BOOK 10747 PG 299

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 50,000.00

Frances E. Mayberry
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
31st DAY OF December 19 97

Notary Public

MY COMMISSION EXPIRES: 6/23/00
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
FRANCES E. MAYBERRY (NAME)	SAME (NAME)	MAP 70-02
2810 Tucker Road (ADDRESS)	(ADDRESS)	PARCEL 1.00
Nashville, TN. 37218 (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, RUBY L. SCHUTT, HEIR OF BEATRICE KIZER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO FRANCES E. MAYBERRY AND HUSBAND, LESSLY MAYBERRY

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 the 13th, formerly 23rd, Civil District of Davidson County, Tennessee, being the north one-half of Lot No. 7 on the map of Mrs. Sarah A. McIntosh's Subdivision, of certain lots in the Old Daniel Young Tract of land, of record in Book 332, page 71, and described as follows: Beginning at a point in the center of the New Bridge Road at the corner of Lots Nos. 7 and 8; thence with the line between said lots North 67-1/2 deg. East 706.5 feet, more or less, to the center of a 40 foot unnamed street; thence with the center of the same South 22-1/2 deg. East 154.15 feet to the northeast corner of a part of said lot conveyed to C. Jackson Winfrey and wife, by deed of record in Book 1320, page 560, R.O.D.C., Tennessee; thence along Winfrey's north line South 67-1/2 deg. West 706.5 feet to the center line of New Bridge Road; thence with the center line of the same North 22-1/2 deg. West 154.15 feet to the beginning.

Being the same property conveyed to BEATRICE S. KIZER COSS, by Deed of record in Book 5240, page 931, Register's Office for Davidson County, Tennessee. The said BEATRICE S. KIZER COSS having since changed her name to BEATRICE KIZER pursuant to Affidavit of record in Book 7012, page 642, and by Order of record in Book 7012, page 644, Register's Office for Davidson County, Tennessee. The said BEARTRICE KIZER having since died leaving a Last Will & Testament of record in the Probate Court of Davidson County, Tennessee, Docket No. 95P-525, devising said property to her niece, RUBY SCHUTT.

unimproved ( )
This is improved (X) property, known as 2810 TUCKER ROAD, NASHVILLE, TN 37218
(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 my hand this 31st day of December 19 97

Ruby L. Schutt
RUBY L. SCHUTT

BOOK 10747 PG 300

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 RUBY L. SCHUTT

the bargainor _____, 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 and official seal at GOODLETTSVILLE, Tennessee, this 31st day of December, 19 97.

Commission expires 9/23/00

Notary Public

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

IDENTIF. ➔ REFERENCE

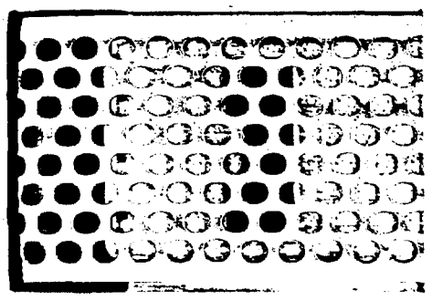
98 JAN -6 AM 8:41

FELIX A. ELSOHL REGISTER
DAVIDSON COUNTY, TN.

0387124

8773 01/06 0101 03CHECK 194.00

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



RECEIVED OF _____ BOOK 10747 PG 301

FOR _____

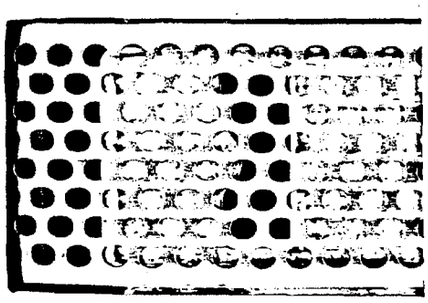
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 50000.00
CON TX 185.00
PRFEE 1.00
WDEED 8.00
TOTAL 194.00
CHECK 194.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01/06/98 01 02942 0001 8773



0387124
IDENTIF. ▲ REFERENCE

98 JAN -6 AM 8:41

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1239453