[ADDRESS NEW OWNER:	[SEND TAX BILLS TO:	[MAP-PARCEL NOS.]
[William Bradley Kincaid, Jr.	[New Owners	[ ]
[Dawn Kincaid	[	[Map 92-09]
[6010 Belle Rive Drive	[	[Parcel 194.00]
[Brentwood, TN 37211	[	[ ]
[This instrument prepared by: Robert J. Notestine, III, Attorney, 104 Woodmont		]
[Boulevard, Suite 115, Nashville, Tennessee 37205	97-10-4778	]
[		]

WARRANTY DEED

BOOK 10760 PG 707

FOR AND IN CONSIDERATION of the sum of ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, Timothy R. Wilson, unmarried (The "Grantor") has bargained and sold, and by these presents do transfer and convey unto, William Bradley Kincaid, Jr. and wife, Dawn Kincaid, (The "Grantees"), Grantees' heirs and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

Real Estate located in the County of Davidson, State of Tennessee, and being more particularly described as follows:

Being Lot No. 40 on the Map of the subdivision of the W.R. Wilson Tract, of record in Book 332, page 161, Register's Office for said County.

Said Lot No. 40 fronts 50 feet on the westerly side of 37th Avenue North and runs back 126.0 feet on the northerly line and 129.7 feet on the southerly line, to an alley, measuring 50 feet more or less thereon.

Being the same property conveyed to Timothy R. Wilson, unmarried by Warranty Deed from Martha F. Wilson of record in Book 10017, page 533, said Register's Office for Davidson County, Tennessee.
County, Tennessee.

This description was the same as was used in the last deed of record.

This conveyance is subject to taxes for the year 1998 and subsequent years, easements and restrictive covenants of record.

This is improved property commonly known as 437 37th, Avenue North, Nashville, Tennessee 37209.

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON
[
[The actual consideration or value, whichever is greater for
[this transfer is $7,000.00.
[William B. Kincaid Jr.
[Affiant
[Subscribed and sworn to before me this
[19th day of January, 1998.
[Notary Public
[My Commission Expires: 1-24-98

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' heirs and assigns, forever.

And Grantor does covenant with the said Grantees that Grantor is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, Grantees' heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 19th day of January, 1998.

Timothy R. Wilson

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 bargainor, Timothy R. Wilson with whom I am personally acquainted or proved to be the person(s) whose name(s) are subscribed to the within Warranty Deed and acknowledgment that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this day 19th of January, 1998.

NOTARY PUBLIC

My Commission Expires: 3-6-99

NOTARY PUBLIC AT LARGE

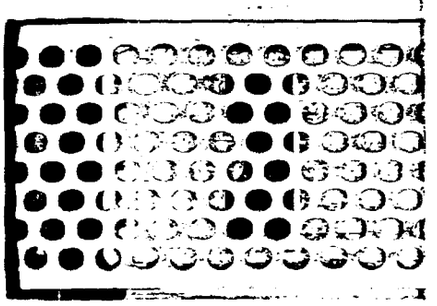
013910 76

IDENTIF. & REFERENCE

98 JAN 20 AM 9:02

REGISTER
DAVIDSON COUNTY, TN.

3074 01/20 0101 03CHECK 34.90



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

RECEIVED OF _____

FOR _____

BOOK 10760 PG 709

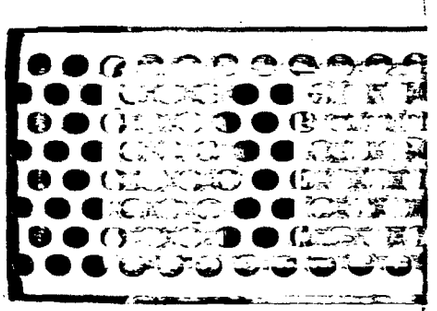
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	7000.00
CON TX	25.90
PRFEE	1.00
WDEED	8.00
TOTAL	34.90
CHECK	34.90

01/20/98 01 09:00 0001 3074

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0391076
IDENTIF. ↑ REFERENCE

98 JAN 20 AM 9:02
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No.1243701