BOOK 10849 PG 764

BOX #14A
G#11948-2

MAP 091-12-0
PARCEL 176.00
FB #12W-06020

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $150,000.00.

Affiant

Subscribed and sworn to before me this the 20th day of March, 1998.

JOHN T. COOK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: May 27, 2001

Notary Public

THIS INSTRUMENT PREPARED BY: JOHN T. COOK, P.C.
2927 BERRY HILL DRIVE, NASHVILLE, TENNESSEE 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:
STUART FISHER et ux et al	"NEW OWNERS"
(Name)	(Name)
P. O. Box 210241	
(Street Address)	(Street Address)
Nashville, TN 37221	
(City) (State) (Zip Code)	(City) (State) (Zip Code)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, we, **DONALD M. FORD and wife, SANDRA J. FORD**, hereinafter called the **"Grantors"**, have bargained and sold, and by these presents do transfer and convey unto **STUART FISHER and wife, CANDACE FISHER, as to a Fifty (50%) percent undivided interest, as tenants by the entirety, and ALAN FLOWERS and wife, LISA FLOWERS, as to a Fifty (50%) percent undivided interest, as tenants by the entirety**, hereinafter called the **"Grantees"**, their 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 Lots Nos. 206 and 208 of Block 20, Plan No. 1, West Nashville, as of record in Book 57, Pages 74 and 75, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Donald M. Ford and wife, Sandra J. Ford, by Deed from Darce Sullivan and wife, Johnnye B. Sullivan, of record in Book 10123, Page 819, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights-of-way for public utilities applicable to

this property; and taxes for the current year which have been prorated and assumed by the Grantees herein.

BEING improved property known as: 4303 Alabama Avenue, Nashville, Tennessee 37209.

TO HAVE AND TO HOLD the said tract or parcel of land, together 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/or assigns, 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.

IN WITNESS WHEREOF, the Grantors have hereunto subscribed their names this 20th day of March, 1998.

Donald M. Ford
DONALD M. FORD

Sandra J. Ford
SANDRA J. FORD

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 **DONALD M. FORD and wife, SANDRA J. FORD**, the bargainors, 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 20th day of March, 1998.

My Commission Expires: May 27, 2001

Notary Public

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

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98 MAR 23 PM 2:03
03/23 0101 03CHECK 564.00
041554
IDENTIFICATION REFERENCE

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10849 PG 766

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
150000.00
CON TX 555.00
PRFEE 1.00
WDEED 8.00
TOTAL 564.00
CHECK 564.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03/23/98 01 14:02 0001 9396

041554 I
IDENTIF. # REFERENCE

98 MAR 23 PM 2:03

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN.

No. 1269733