BOOK 10926 PG 55

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 88,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF May, 98

I. DYKE TATUM

Notary Public

MY COMMISSION EXPIRES May 27, 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
ELIZABETH L. MERRITT	CAPITAL BANK & TRUST COMPANY	103-4-378
(NAME)	(NAME)	
4014 NEBRASKA AVENUE	1820 WEST END AVENUE	25W-04720
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37209	NASHVILLE, TN 37203	
(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, JAMES ELLIS MORROW AND WIFE, PEGGY J. MORROW AND MARY ETTA INGRUM,* UNMARRIED

*** ERRONEOUSLY DEEDED AS MARY ETTA INGRAM**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ELIZABETH L. MERRITT, A SINGLE WOMAN

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 DAVIDSON County, Tennessee, being the easterly 50 feet of Lot No. 71, on the Plan of WEST END ANNEX, of record in Book 332, page 61, Register's Office for DAVIDSON County, Tennessee.

SAID part of Lot No. 71 fronts 50 feet on the northerly margin of NEBRASKA AVENUE, formerly 8th Street and extends back between parallel lines, 158.3 feet to an alley.

BEING the same property conveyed to JAMES ELLIS MORROW AND MARY ETTA INGRUM, erroneously deeded as MARY ETTA INGRAM, by deed from Whit H. Morrow and wife, Clara Alice Morrow, of record in Book 6776, page 647, Register's Office for DAVIDSON County, Tennessee.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

PEGGY J. MORROW, wife of JAMES ELLIS MORROW, joins in to convey any interest she may have by reason of her marital status in subject property.

SOURCE OF DESCRIPTION: Survey dated May 07, 1998, made by:
LESLIE FLOWERS, License No. 1659

*** CONTINUED ***

unimproved ( )
This is improved (X) property, known as 4014 NEBRASKA AVENUE, NASHVILLE, TN 37209
(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 our hand S this 8th day of May 19 98

James Ellis Morrow
JAMES ELLIS MORROW

Peggy J. Morrow
PEGGY J. MORROW

Mary Etta Ingrum
MARY ETTA INGRUM

BOOK 10926 PG 56

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 ELLIS MORROW AND WIFE, PEGGY J. MORROW AND MARY ETTA INGRUM,

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 8th day of May, 19 98

Commission expires May 27, 2001

I. DYKE TATUM 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

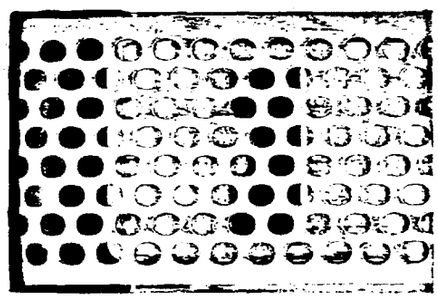
*** CONTINUATION

JOHN KOHL & COMPANY, P.C.
400 SEVENTH AVENUE SOUTH
NASHVILLE, TN 37203

98 MAY 11 PM 2:23

04363364

5641 05/11 0101 03CHECK 334.60



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

RECEIVED OF _____

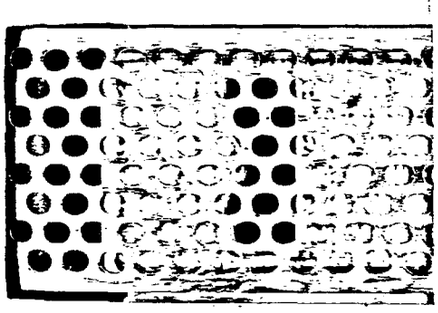
FOR _____ BOOK 10926 PG 57

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 88000.00
CON TX 325.60
PRFEE 1.00
WDEED 8.00
TOTAL 334.60
CHECK 334.60
05/11/98 01 14:26 0001 5641

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0436364
IDENTIFICATION REFERENCE

98 MAY 11 PM 2:23

DAVIDSON COUNTY, TN

No. 1291666