WARRANTY DEED

RECORD AND RETURN TO:
SATURN & MAZER
FILE BOX "7"
(36637)

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 83,500.00

George Hampton Lynn
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 4th DAY OF May, 19 98

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
George Hampton Lynn (NAME)	SunTrust Bank, Nashville, N.A. (NAME)	83-14-234
1616 Lillian Street (ADDRESS)	201 4th Avenue North (ADDRESS)	23W-4650
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Nashville, TN 37230-5110 (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, Emma Lillian Garrett

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO George Hampton Lynn

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 Lot No. 321 on the Plan of the Edgefield Land Company's Section Subdivision, as of record in Book 57, Page 152, Register's Office for said County. Said Lot No. 321 frotns 50 feet on the southerly side of Lillian Street, and runs back between parallel lines 150 feet to an alley.

BEING the same property conveyed to Willie Graves Garrett and wife, Emma Lillian Garrett by deed from Homeowners Loan Corporation of record in Book 1084, Page 284, Register's Office for Davidson County, Tennessee.

The said Willie Graves Garrett has since died.

The foregoing is the same legal description as appears in the previous deed of record.

98 MAY 14 AM 8:33
FILED & RECORDED
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

01 37775

unimproved ( )
This is improved (X) property, known as 1616 Lillian 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 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 4th day of May, 19 98

Emma Lillian Garrett

05/14/98 01:01 03CHECK 317.95

BOOK 10931 PG 77

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 Emma Lillian Garrett

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 4th day of May 19 98.

Commission expires 11/28/98

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 4th day of May, 1998 before me personally appeared DOROTHY LOUISE LEFTWICH **to me known to be the person who executed the foregoing instrument on behalf of Emma Lillian Garrett as her Attorney in Fact, and acknowledged that she executed the same as the free act and deed of the same Emma Lillian Garrett.**

Witness my hand and official seal at Nashville, Tennessee, Davidson County, Tennessee, this the 4th day of May, 1998.

Notary Public

My Commission Expires; 11/28/98

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

RECEIVED OF _____

FOR _____

BOOK 10931 PG .78

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	83500.00
CON TX	308.95
PRFEE	1.00
WDEED	8.00
TOTAL	317.95
CHECK	317.95

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/14/98 01 08:37 0001 7148

0437775
IDENTIF. # REFERENCE

98 MAY 14 AM 8:32

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1293160