BOOK 11092 PAGE 197

OLD REPUBLIC

National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 85,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 31st DAY OF August, 19 98

NOTARY PUBLIC

My Commission expires: 2-18-2001

THIS INSTRUMENT PREPARED BY
Robert F. Doyle, Attorney 613 Woodland Street, Nashville, Tennessee
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Mary Josephine Easley, et al (NAME)	Mary Josephine Easley, et al (NAME)	Map 60-01
419 Ewing Drive (ADDRESS)	419 Ewing Drive	Parcel 45
Nashville, TN. 37207 (CITY) (STATE) (ZIP)	Nashville, TN. 37207 (ADDRESS) (CITY) (STATE) (ZIP)	13DA-25875

Warranty Deed

For and in Consideration of the sum of $ 85,000.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

JOHNNY I. WOODS AND WIFE, MAMIE L. WOODS

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto MARY JOSEPHINE EASLEY AND JANE EARLINE BROOKS RANSOM as joint tenants with the right of survivorship, it being the intent of the Grantor herein to vest in the Grantees a survivorship estate with the survivor taking the whole fee upon the death of the other tenant.
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 part of Lot No.1 on the Plan of Aldrich Heights-Section 2, as of record in Plat Book 2133, page 128, Register's Office for Davidson County, Tennessee.

Said Lot No. 1 fronts 134.57 ft. on the north side of Ewing Lane (or Drive), and runs back between lines measuring 173.52 ft. on the west line and 176.43 ft. on the east line to a dead line in the rear measuring 102.33 ft. thereo

INCLUDED in this description but expressly EXCLUDED from this conveyance are Parcels 1 and 2 described in that certain deed of record in Book 5361, page 786, said Register's Office.

Being the same property conveyed to Johnny I. Woods and wife, Mamie L. Woods by deed from The Secretary of Housing and Urban Development of record in Book 10677, page 913, said Register's Office.

This is unimproved ( ) improved (X) property, known as 419 Ewing Drive, Nashville, TN. 37207 (House Number) (Street) (City) (State) (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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 hands this 31st day of August, 19 98.

Johnny I. Woods

Mamie L. Woods

8/01 0101 CHECK
$25.50

INDIVIDUAL ACKNOWLEDGMENTS:

STATE OF TENNESSEE }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Johnny I. Woods and Mamie L. Woods, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 office this 31st day of August, 1998.

My Commission expires:
2-18-2001

Bill Fuson
Notary Public

BILL FUSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____ _____
Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____ _____
Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

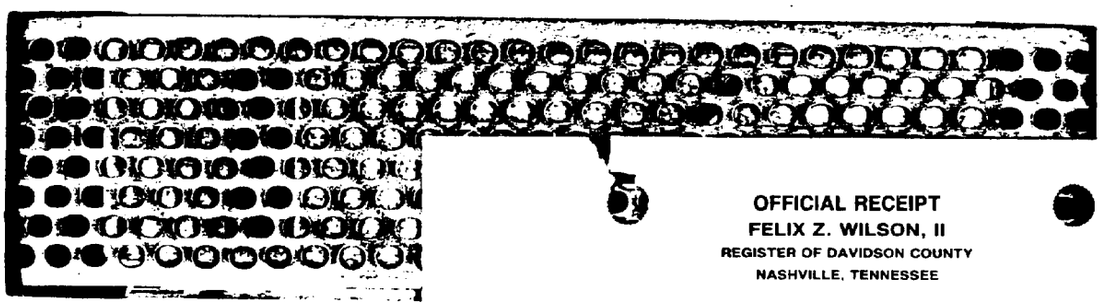
_____ _____
Notary Public

98 SEP -1 PM 1:31
REGISTER
DAVIDSON COUNTY, TN.

04823387

CROSS REFERENCE

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED



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

RECEIVED OF _____

FOR _____ BOOK 11092 PAGE 199

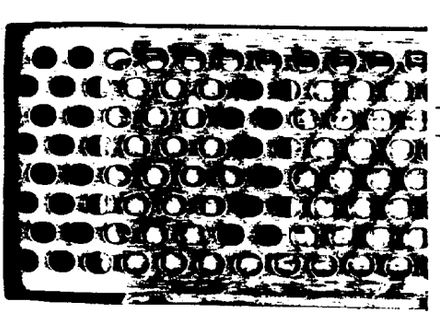
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	85000.00
CON TX	314.50
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	325.50
CHECK	325.50

09/01/98 01 13:33 0001 4900

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0482387
IDENTIFICATION REFERENCE

98 SEP -1 PM 1:31

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1340351