KP

BOOK 11157 PAGE 814
BOX 44

THIS INSTRUMENT PREPARED BY: **Kathryn H. Pennington** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 230 Fourth Avenue, North P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $60,000.00. Mark Wm Myers **Affiant** Subscribed and sworn to before me, this 14th day of October, 1998. Kathryn H. Pennington Notary Public My Commission Expires: 5/26/2002

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Number:
Trevecca Nazerene University 333 Murfreesboro Road Nashville, TN 37210	Same	105-4-354

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **ANN F. SHAW, EXECUTRIX OF THE ESTATE OF EDITH JOHNSON RICHARDSON, DECEASED,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **TREVECCA NAZARENE UNIVERSITY,** a Tennessee non-profit corporation, hereinafter called the Grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Being lot No. 29 on the Plan of J. M. Eatherly's Re-Subdivision of the lands of John Woodard, deceased, as of record in Book 332, page 39, Register's Office for said County.

Said lot No. 29 fronts 46 feet on the easterly side of Lester Avenue, and runs back between parallel lines, with the southerly margin of Stanley Street, 180 feet to an alley, and being the same property conveyed to William V. Lee and wife Mary E. Lee by deed of Mallie Dandridge Harrison and husband G. A. Harrison as of record in Book No. 1148, page 650 Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Louis B. Richardson, deceased, and wife, Edith Richardson, deceased by Deed of record in Book 1283, page 449, Register's Office for Davidson County, Tennessee. *

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This is improved property known as 88 Lester Avenue, Nashville, Tennessee 37210.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and assigns, forever; and I covenant with the said Grantee that I am 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 further covenant and bind myself, my successors and assigns, to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns, against the lawful claims of all person whomsoever.

WITNESS my hand this 14th day of October, 1998.

Ann F. Shaw

Ann F. Shaw, Executrix of the
Estate of Edith Johnson Richardson

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **ANN F. SHAW**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is **EXECUTRIX** of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

WITNESS my hand, at office, this 14th day of October, 1998.

Notary Public

NOTARY PUBLIC AT LARGE

My Commission Expires: 5/26/2002

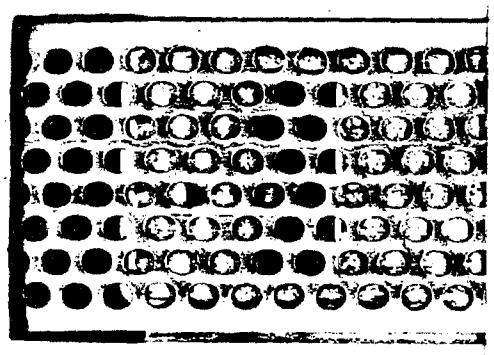
*Also included in the legal description hereunder is all of Grantor's right, title and interest in that portion of Lester Avenue which was closed pursuant to Ordinance No. 096-264 of the Council of the Metropolitan Government of Nashville and Davidson County, a certified copy of which is of record at Book 10380, page 302, Register's Office for Davidson County, Tennessee.

0500291
IDENTIFICATION REFERENCE

98 OCT 15 PM 3:53
REGISTER
DAVIDSON COUNTY, TN.

3981 10/15 0101 03CHECK 233.00

0100490.01



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

RECEIVED OF _____

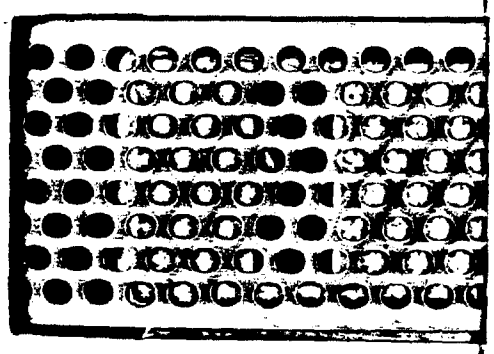
FOR _____

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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
			MAMT	60000.00
			ERR	CO
			MAMT	60000.00-
			CAMT	60000.00
			CON TX	222.00
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	233.00
			CHECK	233.00
		10/15/98	01	15:54 0001 3981

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0500291
IDENTIF. ↑ REFERENCE

98 OCT 15 PM 3:53

ALL GRANTEE REGIST
DAVIDSON COUNTY, TN

No. 1359213