BOOK 11163 PAGE 115

0501957
IDENTIF. ↑ REFERENCE

MAIL ENV.

98 OCT 21 AM 8:10

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

THIS INSTRUMENT PREPARED BY:
Eva M. Lemeh
Lemeh & Associates
2123 Belcourt Avenue
Suite 104
Nashville, TN 37212

WARRANTY DEED

ADDRESS OF NEW OWNER(S):	SEND TAX BILL TO:	MAP & PARCEL NO.
Malik Brooks **2914 Highland Drive** **Nashville, Tennessee 37207**	***Same***	**92-06-485**

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $ 67,500.00

Malik Brooks
Affiant

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

Notary Public

My Commission Expires: 03/29/2000

FOR AND IN CONSIDERATION of the sum of Sixty Seven Thousand Five Hundred Dollars ($67,500.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, WILLIAM PATTON, JR., a married man, the Grantor herein, has this day bargained and sold, and does hereby transfer and convey unto MALIK BROOKS, the Grantee herein, his heirs, legal representatives, successors and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 3 on the map of Faulconer and Ashcraft's Subdivision of Lots 18 and 19, Boyd McNairy Tract, as of record in Book 57, page 121, Register's Office for said County; said Lot No.3 fronts 37 feet on the westerly side of the 24th Avenue North, formerly Foster Street, also called 25th Avenue North; and runs back between parallel lines, 110 feet to an alley.

Being the same property conveyed to WILLIAM PATTON, JR. by deed from S.E.J. CEMENT FINISHING, INC. of record in Book 10607, page 42, Register's Office for Davidson County, Tennessee.

This is improved real property known as 805 25th Avenue North, Nashville, TN 37207. This is not the primary residence of the Grantor.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belongs, to the Grantee, his heirs, legal representatives, successors and assigns forever. The Grantor covenants with the said Grantee that he is lawfully seized and possessed of said real estate in fee simple, has good right to convey it, and that the same is subject to such limitations, restrictions and encumbrances as may affect the premises.

The Grantor further covenants and binds himself, his representatives, successors and assigns, to warrant and forever defend the title to said real estate to said Grantee, his heirs, legal representatives, successors and assigns, against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all gender.

Witness my hand this 20th day of October, 1998.

WILLIAM PATTON, JR.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, WILLIAM PATTON, JR., the within named 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.

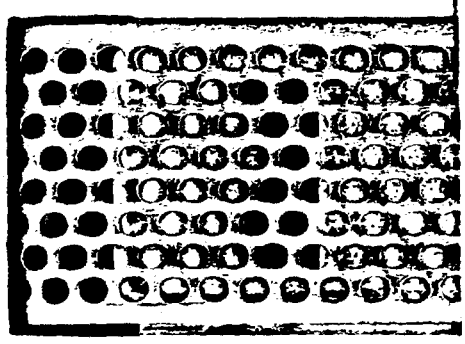
Witness my hand and official seal at office in Nashville, Davidson County, Tennessee, this 20th day of October, 1998.

Notary Public

NOTARY PUBLIC AT LA

My Commission Expires: 3/25/2000

5759 10/21 0101 03CHECK 260.75



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

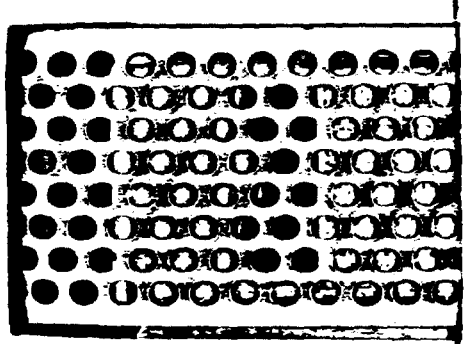
FOR _____

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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
			CAMT	67500.00
			CON TX	249.75
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	260.75
			CHECK	260.75
10/21/98	01	08:13 0001	5759	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0501957
IDENTIF. # REFERENCE

98 OCT 21 AM 8:10

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1360765