BOOK 11192 PAGE 388

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 $ 78,000.00

March Egerton
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 4TH DAY OF November 1998.

NOTARY PUBLIC

My Commission expires: November 25, 2001

MAIL TO:
Colonial Title Company, Suite1R, 631 Second Avenue, South, Nashville, TN 37210
NAME ADDRESS

THIS INSTRUMENT PREPARED BY

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
March Egerton (NAME)	(SAME) (NAME)	Map 82-16
4030 BRUSH HILL RD (ADDRESS)	(ADDRESS)	Parcel 172
NASHVILLE, TN 37216 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $Ten and 00/100($10.00) cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

Wade Hampton Elam, married,

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

March Egerton

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Being part of the property conveyed to Wade Hampton Elam by deed of record in Book 7283, page 539, Register's Office for said County, as more particularly described on "Exhibit A" attached hereto, to which reference is here made.

Said property is commercial, rental property and has never been used by the Grantor or his spouse as a place of residence.

0509127
IDENTIF. ↑ REFERENCE

98 NOV -5 PM 3:33
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 935 Fatherland Street, Nashville, Tennessee 37206
(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 4TH day of November, 19 98.

Wade Hampton Elam

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 Wade Hampton Elam, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 this 4TH day of November, 19 98.

My Commission expires:
November 28, 1998

Welden B White Jr
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

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

EXHIBIT "A"

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Land in Davidson County, Tennessee, being part of Lot No. 101 on the Plan of Barrow's Addition to Edgefield, now East Nashville, as of record in Plat Book 1, page 13, Chancery Court at Nashville, part of Lot No. 44 on the Plan of Paynes Addition, as of record in Book 21, page 70, Register's Office for said County, and a triangular strip out of the east part of Payne Street, now abandoned, described together as follows:

Beginning on the northerly margin of Fatherland Street at the southeast corner of the property conveyed to Mary E. Douglas by deed from W.A. Horan and wife, of record in Book 1320, page 94, said Register's Office, said point being 50 feet east of the corner Lots No. 100 and 101 in said Barrow's Addition; thence with the northerly margin of Fatherland Street, eastwardly 50 feet, more or less to the southwest corner of the property conveyed to L.J. Robinson and George B. Graves property northwardly 170 feet more or less to the southerly margin of an alley; thence with said alley westwardly 50 feet more or less to the northeast corner of said Douglas property southwardly 170 feet more or less to the beginning.

3371 11/05 0101 03CHECK 303.60

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

RECEIVED OF _____

FOR _____

BOOK 11192 PAGE 391

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 78000.00
				CON TX 288.60
				PRFEE 1.00
				WDEED 12.00
				CFEE 2.00
				TOTAL 303.60
				CHECK 303.60
			11/05/98 01	15:33 0001 3371

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0509127
IDENTIF. & REFERENCE

98 NOV -5 PM 3:33

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1368505