THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 42,000.00

Affiant

Subscribed and sworn to before me, this 22nd day of December 1998

Notary Public

My Commission Expires: 9-29-2001

BOOK 11269 PAGE 973

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
WILLIAM B. BRIMM, JR. 1113 Woodland Street Nashville, Tennessee 37206	William B. Brimm, Jr. 1142 Cahal Avenue Nashville, TN 37206	MAP 83-9 PARCEL 144

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of FORTY TWO THOUSAND AND NO/100 ..... ($ 42,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, we, W.J. PENDERGRASS AND WIFE, MARY F. PENDERGRASS hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto WILLIAM B. BRIMM, JR. AND ANDREW H. KRICHELS, BOTH UNMARRIED, as Joint Tenants with Right of Survivorship 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:

BEING Lot No. 1 on the Map of Bransford-McWhirter Subdivision of the Allison Home Place of record in Book 161, page 109, Register's Office for Davidson County, Tennessee.

SAID Lot No. 1 fronts 50.7 feet on the north side of Woodland Street and runs back between lines 175.5 feet on the westerly line and 188.32 feet on the easterly line along the westerly margin of 12th Street to an alley in the rear on which it measures 50.0 feet, more or less.

BEING the same property conveyed to W.J. Pendergrass and wife, Mary F. Pendergrass, by deed from Herbert E. Pendergrass and wife, Antonia A. Pendergrass, of record in Book 4472, page 690, Register's Office for Davidson County, Tennessee.

98 DEC 29 PM 1:18 REGISTER DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE 0529868

This is improved property known as 1113 Woodland Street, Nashville, Tennessee 37206

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.

GRANTORs COVENANT___ with the said GRANTEEs that they are lawfully seized and possessed of said land in fee simple, have good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of Bransford-McWhirter s/d of Allison Home Place of record in Book 161, page 109, Register's Office for Davidson County, Tennessee.

GRANTOR s FURTHER COVENANT and bind themselves, their heirs and representatives to warrant and forever defend the title to the said GRANTEE s, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 22nd day of December, 19 98.

W.J. PENDERGRASS

MARY F. PENDERGRASS

MITCHELL A. WHITE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

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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 W.J. PENDERGRASS AND WIFE, MARY F. PENDERGRASS, the bargainor s, with whom I am personally acquainted (or proved to me on 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 this 22nd day of December, 19 98.

My Commission Expires: September 29, 2001

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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 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 this _____ day of _____, 19 ____.

My Commission Expires: _____

Notary Public

5437 12/29 0101 03CHECK 166.40

OFFICIAL RECEIPT
BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11269 PAGE 975

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

CON TX 155.00
RFFEE 1.00
MISC 5.00
CFEE 2.00
TOTAL 163.00
CHECK 163.00

12/29/98 11:18:17 COUNTER 1

0529868
IDENTIF. # REFERENCE

98 DEC 29 PM 1:18
REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1406950