Box 60

BOOK 11285 PAGE 855

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Matthew Puryear	OWNER	Map 92-13
3521 Park Avenue		Parcel 147.00
Nashville, Tn. 37209		

This instrument prepared by: Joseph V. Ferrelli, Attorney,
104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, Annie Mai Harper, unmarried, (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto Matthew Puryear, a single person, (the "Grantee"), Grantee's heirs and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No.11 of Block 12, on the Map of Charlotte Land Company's second addition, as of record in Book 57, page 160, Register's Office for Davidson County, Tenneessee.

SAID Lot fronts 50 feet on the southerly side of Park Ave., formerly First Avenue, and runs back between parallel lines, 150 feet to an alley.

Being the same property conveyed to Annie Mai Harper by Warranty Deed from Edward R. Sutton and wife, Patsy A. Sutton and David A. Sutton and wife, Margaret L. Sutton which deed is of record in Book 10600, Page 507, Register's Office for Davidson County, Tenneessee.
This description was the same as was used in the last deed of record.

This conveyance is subject to taxes for the year 1999 and subsequent years, easements and restrictive covenants of record.

This is improved property commonly known as 3521 Park Avenue, Nashville Tn. 37209

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $66,500.00

Matthew Puryear
Affiant

Subscribed and sworn to before me this 30th day of December, 1998.

Joseph V. Ferrelli
Notary Public

My Commission Expires 9/23/2002

0533654
RECEIVED ↑ REFERENCE

99 JAN -6 PM 3:12
ELL GARDENHIRE REGISTER
DAVIDSON COUNTY, TN.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, Grantee's heirs and assigns, forever.

And Grantor does covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, his heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 30th day of December, 1998.

Annie Mai Harper

Annie Mai Harper

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 **Annie Mai Harper**, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 30th day of December, 1998.

NOTARY PUBLIC

My Commission Expires: 9/23/2000

9500 01/06 0101 03CHECK 257.05

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11285 PAGE 857

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

99033654
05 REF. # REFERENCE
99 JAN -6 PM 3:12
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

		CAMT	66500.00
		CON TX	246.05
		PRFEE	1.00
		WDEED	8.00
		CFEE	2.00
		TOTAL	257.05
		CHECK	257.05
01/06/99	01	15:09	0001 9500

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1408880