99 APR 30 AM 11:27
ALL TAXES PAID
DAVIDSON COUNTY, TN.
REGISTER
0580686
REFERENCE

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

BOOK 11454 PG. 983

WARRANTY DEED

ADDRESS OF NEW OWNER(S):	SEND TAX BILL TO:	MAP & PARCEL NO.
Joe S. Comer **Aretha R. Comer** **1603 14th Avenue North** **Nashville, Tennessee 37208**	***Same***	**81-11-374**

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $ 4,000.00.

Affiant

Subscribed to and sworn before me this 29th day of April, 1999.

Notary Public

My Commission Expires: March 25, 2000

FOR AND IN CONSIDERATION of the sum of Four Thousand Dollars ($4,000.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, MARVA SOUTHALL, unmarried, the Grantor herein, has this day bargained and sold, and does hereby transfer and convey unto JOE S. COMER and ARETHA R. COMER, the Grantees herein, their heirs, legal representatives, successors and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being the North half of Lot 272 on the northwest corner of Alberta Avenue and Cockrill St. as per plan in Book 21, page 41, Register's Office for said County. Said north half of Lot No. 272 fronts 50 ft. on the north side of Alberta Avenue and extends back between parallel lines 170 feet.

Being the same property conveyed to MARVA SOUTHALL by deed from BETTIE BURSE, of record in Book 11435, page 2, said Register's Office.

This is improved real property known as 1603 14th Avenue North, Nashville, TN 37208.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belongs, to the Grantees, their heirs, legal representatives, successors and assigns forever. The Grantor covenants with the said Grantees that she 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 herself, her representatives, successors and assigns, to warrant and forever defend the title to said real estate to said Grantees, their 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 29th day of April, 1999.

MARVA SOUTHALL

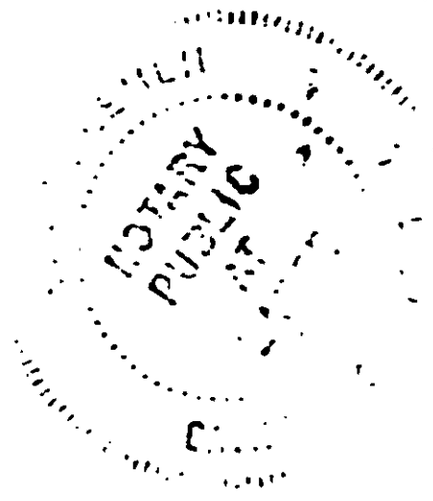
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MARVA SOUTHALL, the within named 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 office in Nashville, Davidson County, Tennessee, this 29th day of April, 1999.

Notary Public

My Commission Expires: March 25, 2000



939 04/30 0101 03CHECK 25.00

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 11454 PG. 985

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

05806686

IDENTIFICATION REFERENCE

99 APR 30 AM 11:27

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

MAMT	4000.00
FOR	CO
MAMT	4000.00-
CAMT	4000.00
CON TX	14.80
PRFEE	1.00
MTGED	8.00
CFEE	2.00
TOTAL	25.80
CHECK	25.80

04/30/99 01 11:25 0001 9398

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1454 .02