ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP AND PARCEL NO.
Peter S. R. Harmer, Jr.		MAP:81-10
P.O. Box 50764		PARCEL:182.00
Nashville Tennessee 37205-0506	SAME	MAP:81-10
		PARCEL:181.00

[This instrument prepared by: Robert J . Notestine, III, Attorney, 104 Woodmont]
[Boulevard, Suite 115, Nashville, Tennessee 37205 99-03-9344 26B]

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, Helen Lyles, as Trustee, with full power to sell, encumber, mortgage, transfer or convey the below described real property, pursuant to the Last Will and Testament of Nefus Lyles (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto, Peter S. R. Harmer, Jr., a single person (The "Grantee"), his heirs and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

Being Lots Nos. 106 and 107 on the Map of Cobb's Subdivision of Lot No. 6 of the Harding-Bosley Tract, as of record in Book 161, page 155, Register's office for said County.

Said Lots. Nos. 106 and 107 front 50 feet each, on the easterly side of 25th Avenue North and run back between parallel lines 150 feet to an alley.

Being the same property conveyed to Will Lyles and wife Nefus Lyles by Installment Deed from Stanley R. Broyles and wife, Mary T. Broyles of record in Book 1714, page 256, for said Register's office for said County.

The said Will Lyles has since died on May 5, 1955 and upon his death, title was vested in Nefus Lyles as the sole surviving tenant by the entirety. The said Nefus Lyles has since died on January 10, 1991 and the interest in and to the property conveyed herein passed at the death of Nefus Lyles to Helen Lyles, as Trustee, for the property, for the benefit of Nathan Thompson, Montelle Thompson, Darnisha Thompson and Denaye Thompson. An Affidavit of Heirship is attached hereto describing said inheritance. Helen Lyles was appointed Trustee for the above named persons pursuant to the Last Will and Testament of Nefus Lyles. Said Last Will and Testament grants to Helen Lyles, Trustee, the power to sell said parcel of real property without joinder of any beneficiaries.

This conveyance is subject to:

1. Taxes for the year 1999 and subsequent years, easements and restrictive covenants of record.

2. Plan of record in Plat Book 161, page 155, Register's Office for Davidson County, Tennessee;

This is improved property commonly known as 1718 25th Avenue North, Nashville Tennessee 37208.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $20,000.00

Affiant

Subscribed and sworn to before me this 5 day of April, 1999.

Notary Public

My Commission Expires: 1-25-2003

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, his heirs and assigns, forever. And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth herein above.

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 29th day of April 1999.

Helen Lyles, Trustee for,
1718 25th Avenue North

STATE OF Ohio }
COUNTY OF Cuyahoga }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Helen Lyles, Trustee for 1718 25th Avenue North with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who upon oath, acknowledged that she executed the within instrument for the purposes therein contained

WITNESS my hand and official seal at Cleveland, Ohio, this 29th day of April, 1999.

Carol H. Franklin
NOTARY PUBLIC

CAROL H. FRANKLIN
Notary Public, State of Ohio, Cuy. Cty.
My Commission Expires Mar. 31, 2003

My Commission Expires: 3-31-2003

99 MAY 10 PM 2:28
DAVIDSON COUNTY, TN
REGISTER'S OFFICE

IDENTIFICATION REFERENCE
0581978

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11471 PG. 731

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

0584978

IDENTIFICATION REFERENCE

99MAY 10 PM 2:28

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	30000.00
CON TX	74.00
PRFEE	1.00
MREED	0.00
CFEE	2.00
TOTAL	85.00
CHECK	85.00

05/10/99 01 14:31 0001 3919

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1458574