ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Jas W. Bilyeu 506 ARMISTEAD PL. NASHVILLE, TN 37215	New Owner	Map 105-13 Parcel 271

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, Patricia Sue Gitchell, married, (The "Grantors") have bargained and sold, and by these presents do transfer and convey unto James W. Bilyeu and wife, Wadean H. Bilyeu, as tenants by the entirety, (The "Grantees"), their 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 the west 50 feet of the east 100 feet on Lot No. 80 on the Map of Waverly Land Company's Subdivision, of record in Book 57, page 95, Register's Office for said County.

Said part of said lot fronts 50 feet on the northerly side of Douglas Avenue and runs back between parallel lines 253.5 feet more or less to an alley.

Being the same property conveyed to Patricia Sue Gitchell pursuant to an order of the Probate Court of Davidson County, Tennessee and the Last Will and Testament of Gladys Etoile' Austin recorded in Book 11454, page 402, said Register's Office for Davidson County, Tennessee.

William D. Gitchell, husband of Patricia Sue Gitchell joins in this conveyance to convey any interest he may have in subject property, particularly any marital interest.

This description is the same as was used in the last deed of record.

This conveyance is subject to:

1. Taxes for the year 1999 and subsequent years.
2. Plan of record in Plat Book 57, page 95, said Register's Office for Davidson County, Tennessee.
3. Joint Driveway of record in Book 4926, page 9748, said Register's Office for Davidson County, Tennessee.

This is improved property commonly known as 928 South Douglas Avenue, Nashville, Tennessee 37204.

0589018
IDENTIF. A REFERENCE

99 MAY 20 AM 9:27
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON

[The actual consideration or value, whichever is greater for
[this transfer is $60,000.00.

Affiant

[Subscribed and sworn to before me this
[30th day of April, 1999.

Notary Public

[My Commission Expires: 9/23/2000

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, their heirs and assigns, forever. And Grantor does covenant with the said Grantees that the 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 Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 30th day of April, 1999.

Patricia Sue Gitchell

William D. Gitchell

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 **Patricia Sue Gitchell and husband, William D. Gitchell** the bargainors, 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 at Nashville, Tennessee, this 30th day of April, 1999.

NOTARY PUBLIC

My Commission Expires: 9/23/2000

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11486 PG. 431

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

0589018

IDENTIFICATION REFERENCE

99 MAY 20 AM 9:27

BILL GARRETT I REGISTER
DAVIDSON COUNTY, TN.

[illegible] T	60000.00
[illegible] TAX T	222.00
RPTFLE	1.00
STATE	8.00
CFEE	2.00
TOTAL	233.00
CHECK	233.00

05/20/99 01 09:30 0001 8227

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1462838