File Box 8

Davidson County DEEDWARR
Recvd: 08/09/01 15:11 2pgs
Fees:13.00 Taxes:529.10

20010809-0085981

[ADDRESS NEW OWNER:	[SEND TAX BILLS TO:	[MAP-PARCEL NOS.
[Phillip Coleman Wallace [Carrie Krigas Wallace [1105 Caldwell Avenue [Nashville, TN 37204	[Wells Fargo Home Mortgage [4456 Corporation Lane [Virginia Beach, VA 23462	[Map 105-09-0 [Parcel 223.00

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

10767

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, We, Bob Bass and Charles Debray (The "Grantors") have bargained and sold, and by these presents do transfer and convey unto, Phillip Coleman Wallace and wife, Carrie Krigas Wallace (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 Lot No. 3 on the Plan of A.B. Hill's Subdivision of the Plant Lands, as of record in Book 332, page 65, Register's Office for Davidson County, Tennessee.

Said Lot No. 3 fronts 77.00 feet on the southerly side of Caldwell Avenue and runs back on the westerly side with the easterly margin of an alley, 158.50 feet, more or less, and 157.00 feet on the easterly side, to Thornton Avenue, and shows 29.70 feet on said Avenue.

Being the same property conveyed to Bob Bass and Charles Debray by Warranty Deed from Peggy D. Mathes, Adminstratrix of the Estate of Emmerson Frank Majors of record in Instrument No. 200007120068837,said Register's Office for Davidson County, Tennessee.

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

This conveyance is subject to:

1. Taxes for the year 2001 and subsequent years.
2. Plan of record in Plat Book 332, page 65, said Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $143,000.00.

Phillip C. Wallace
Affiant

Subscribed and sworn to before me this 27 day of July, 2001.

Notary Public

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 30, 2004

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 Grantors do covenant with the said Grantees that the Grantors are 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 Grantors do further covenant and bind themselves, their 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 ____ day of July, 2001.

Bob Bass

Charles DeBray

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 **Bob and Charles DeBray**, 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 9 day of July, 2001.

NOTARY PUBLIC

My Commission Expires: 7/24/04