FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 49,599.64

Timothy R. Turner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF February 1977.

W. C. Weidenmeyer
Notary Public

MY COMMISSION EXPIRES: Dec. 6, 1980
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Timothy R. Turner (NAME) 237 Old Hickory Blvd. Nashville, TN 37221 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tim R. Turner, Trustee (NAME)	Security Federal Sav. & Loan Assoc. (NAME)	81-7
237 Old Hickory Blvd. (STREET ADDRESS OR ROUTE NUMBER)	500 Union Street (STREET ADDRESS)	196
Nashville. TN 37221 (CITY) (STATE) (P. O. ZIP)	Nashville TN 37219 (CITY) (STATE) (ZIP)	BDA 3460

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Southern Acoustics Company, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Timothy R. Turner, Trustee

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being Lots No. 14 and 15 on the Map of W.M. Butler's Subdivision of record in Book 57, page 98, Register's Office for Davidson County, Tennessee.

Lot No. 14 fronts 50 feet on the easterly side of 18th Avenue North, formerly Salem Street, and runs back between parallel lines 145-1/2 feet, more or less, to an alley.

Lot No. 15 fronts 50 feet on the easterly side of 18th Avenue North, formerly Salem Street, and runs back between parallel lines 145-1/2 feet, more or less, to an alley.

Being the same property conveyed to Southern Acoustics Company, Inc. by deed from Marvin L. Duke and Bill Duke, tenants in common, of record in Book 4720, page 341, Register's Office for Davidson County, Tennessee.

Together with the assignment of all of Grantor's interests and rights under all existing leases with respect to the above described property, including, but not limited to, all Grantor's rights to receive rentals as provided in said leases.

Together with the assignment of all of Grantor's interests and rights under the existing lease with respect to the parking lot on the adjacent Lot #16 of said Subdivision.

This conveyance is expressly make subject to a Deed of Trust of record in Book 4720 page 343, said Register's Office, said trust deed securing payment of the unpaid principle balance of a note to Security Federal Savings and Loan Association of Nashville.

Escrow Account held by Security Federal Savings and Loan Association of Nashville [illegible] transferred to Grantees.

This is unimproved (X) improved ( ) property, known as 1814-1816 (House Number) 18th Ave.N. (Street) Nashville, TN (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever, and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out, and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 29th day of January, 1977

SOUTHERN ACOUSTICS COMPANY, INC.
BY: Marvin L. Duke
Marvin L. Duke, Chairman

SOUTHERN ACOUSTICS COMPANY, INC.
BY: Bill L. Duke
Bill L. Duke, President

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor___, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19___.

Commission expires _____ _____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Marvin L. Duke and Bill L. Duke with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the Chairman and President respectively of the Southern Acoustics Company, Inc. the within named bargainor, a corporation, and that (he) as such Chairman and President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Marvin L. Duke as such Chairman, and attesting the same by the said Bill L. Duke as such President

Witness my hand and official seal at office at Nashville, Tennessee on this the 29th day of January, 1977

My commission expires 2/8/78 Howard T. Williams
Notary Public

WARRANTY DEED

FROM
Southern Acoustics Company, Inc.

TO
Timothy R. Turner, Trustee

D 8 7 4 9 0

IDENTIFICATION REFERENCE

FEB 1 8 53 AM '77

REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

FEB-17	CONV	49,599.64			
FEB-17	S'TAX		B*	128.96	
FEB-17	PR'FEE		B*	.50	
FEB-17	W'DEED		B*	4.00	* 133.46