This Instrument Prepared by:
Douglas A. Brace, Attorney
23rd Flr. L & C Tower, Nashville, TN.

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
131-10-5	June Andree Enterprises, Inc.	TVB Mortgage Company
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 13503
FH-09910	4609 Tara Drive	PROPERTY IS [X] IMPROVED [ ] UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the grantees herein to pay, the principal balance now due, plus future interest, on a certain note dated February 26, 1960, in the original principal sum of $24,500.00, payable to Kimbrough Phillips Company (Now TVB Mortgage Company), in monthly installments as set out in said note, with interest as set forth therein, and being secured by a deed of trust executed by Gerald W. Sturm and wife, to Miller Kimbrough, Trustee, as of record in Book 3025, page 511,

HAROLD EDWARD COX and wife, LINDA M. COX
hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JUNE ANDREE ENTERPRISES, INC.

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 22, Section III, Seven Hills, as of record in Book 2663, page 89.

Said Lot No. 22 fronts 200 feet on the west side of Tara Drive and runs back between parallel lines, 320 feet to a dead line.

Being the same property conveyed to Harold Edward Cox and wife, Linda M. Cox, by deed from Gerald W. Sturm and wife, Mary Alice Sturm, as of record in Book 4038, page 350.

This conveyance is made subject to restrictions of record in Book 2881, page 552.

SEP 14 78	CONV	96,000.00			
SEP 14 78	S'TAX		B*	249.60	
SEP 14 78	PR'FEE		B*	.50	
SEP 14 78	W'DEED		B*	4.00	* 254.10

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered., Except as shown above and 1978 taxes which have been prorated and assumed by Grantees.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, 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 genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 13th day of September, 1978.

Harold Edward Cox

Linda M. Cox

STATE OF TENNESSEE

BOOK 5337 PAGE 642

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named

Harold Edward Cox and wife, Linda M. Cox

the bargainor(s), with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 13th day of September, 1978.

My commission expires: 4-18-82

Notary Public

STATE OF _____

COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), 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 _____, this, the _____ day of _____, 19____.

My commission expires:

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $96,000.00

X _____ Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13 DAY OF September 19 78

MY COMMISSION EXPIRES 4-18-82

(AFFIX SEAL) Notary Public

WARRANTY DEED

FROM

HAROLD EDWARD COX AND WIFE

TO

JUNE ANDREE ENTERPRISES, INC.

88575

IDENTIF. REFERENCE

SEP 14 9 33 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Please Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
23rd Floor, Life & Casualty Tower
Nashville, Tennessee 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____ ____, 19____.

My commission expires:

Notary Public