FROM: Percy Priest Woods, a joint venture

This instrument prepared by:
Kristine M. Hanson, Attorney
Suite 260, Braswell Bldg.
4235 Hillsboro Road
Nashville, Tennessee 37215

TO: Robert E. LaBrec

Address New Owner as Follows:	Send Tax Bills To:	Map and Parcel No.
Robert E. LaBrec 205 Reidhurst Avenue Suite N-207 Nashville, Tennessee 37203	Security Federal Savings & Loan Assoc. P.O. Box 150809 Nashville, Tn. 37215	105-A - 108-16-233 106-A - 108-16-234 106-B - 108-16-336 164-B - 108-16-334

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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The actual consideration or value, whichever is greater, for this transfer is $ 177,170.00.

Affiant

Subscribed and sworn to before me, this the 16th day of May, 1986.

Notary Public

My Commission Expires: 1-18-87

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Percy Priest Woods, a Joint Venture, composed of Ellis B. Goodloe and Richard M. Wright, III, hereinafter called "GRANTOR," has bargained and sold, and by these presents does transfer and convey unto Robert E. LaBrec, hereinafter called "GRANTEE," his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

(SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE AS IF SET FORTH VERBATIM)

Said property is transferred subject to the limitations, restrictions, and encumbrances set forth on attached Exhibit A.

This is improved property known as 930, 926, 924 & 931 Hammack Drive, Nashville, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns, forever, and GRANTOR does covenant with the said GRANTEE that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTOR does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, his 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.

IDENTIFICATION REFERENCE 05689

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

MAY 30 1 52 PM '86

The Joint Venture Agreement of Percy Priest Woods is of record in Book 6222, page 178, Register's Office for Davidson County, Tennessee, as amended in Book 6447, page 61, said Register's Office.

Percy Priest Woods appointed James H. Brewer as its true and lawful attorney-in-fact for the purpose of executing documents in real estate transactions by instrument of record in Book 6714, page 41, Register's Office for Davidson County, Tennessee.

IN WITNESS WHEREOF, the undersigned has executed this instrument on this 16th day of May, 1986.

PERCY PRIEST WOODS,
a Joint Venture

BY: _____
Richard M. Wright, III
By James H. Brewer, his
Attorney-in-fact

BY: _____
Ellis B. Goodloe
By James H. Brewer, his
Attorney-in-fact

PERCY PRIEST WOODS,
a Joint Venture

BY: _____
James H. Brewer
Attorney-in-fact for
Percy Priest Woods, a
Joint Venture

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared James H. Brewer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to be the true and lawful attorney-in-fact for Percy Priest Woods, the within named bargainor, a Tennessee joint venture composed of Ellis B. Goodloe and Richard M. Wright, III, and that he as such attorney-in-fact, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the joint venture by himself as attorney-in-fact.

Witness my hand and seal, at office in Nashville, Tennessee, this the 16th day of May, 1986.

_____
NOTARY PUBLIC

My Commission Expires: 1-18-87

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 16th day of May, 1986, before me personally appeared James H. Brewer, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Richard M. Wright, III, and Ellis B. Goodloe, and acknowledged that he executed the same as the free act and deed of said Richard M. Wright, III, and Ellis B. Goodloe.

Witness my hand and seal at office in Nashville, Tennessee, this 16th day of May, 1986.

_____
NOTARY PUBLIC

My Commission Expires: 1-18-87

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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Before me, the undersigned authority, a Notary Public for the State and County aforesaid, personally appeared James H. Brewer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be attorney-in-fact for Richard M. Wright, III, and Ellis B. Goodloe, joint venturers of Percy Priest Woods, the within named bargainor, a joint venture, and that he as such attorney-in-fact, executed the foregoing instrument in behalf of said joint venturers, acknowledging the same to be the free act and deed of said joint venturers, for the purposes therein contained, by signing the name of the joint venturers by himself as attorney-in-fact for such joint venturers.

Witness my hand and official seal at office in Nashville, Tennessee, this 16th day of May, 1986.

NOTARY PUBLIC

My Commission Expires: 1-18-87

EXHIBIT A

D E S C R I P T I O N

Land in Davidson County, Tennessee, described as follows:

Being Lot No. 105-A as shown on the Plan of Zone Lot Division, Lots 105 through 110, PERCY PRIEST WOODS, Section IV, of record in Book 6250, page 843, Register's Office for said County, and also shown as part of Lot 105 in the Final Plat of Section Four, PERCY PRIEST WOODS SUBDIVISION of record in Book 6250, page 357, said Register's Office, to which plans reference is hereby made for a more complete description.

Being Lot No. 106-A as shown on the Plan of Zone Lot Division, Lots 105 through 110, PERCY PRIEST WOODS, Section IV, of record in Book 6250, page 843, Register's Office for said County, and also shown as part of Lot 105 in the Final Plat of Section Four, PERCY PRIEST WOODS SUBDIVISION of record in Book 6250, page 357, said Register's Office, to which plans reference is hereby made for a more complete description.

Being Lot No. 106-B as shown on the Plan of Zone Lot Division, Lots 105 through 110, PERCY PRIEST WOODS, Section IV, of record in Book 6250, page 843, Register's Office for said County, and also shown as part of Lot 105 in the Final Plat of Section Four, PERCY PRIEST WOODS SUBDIVISION, of record in Book 6250, page 357, said Register's Office, to which plans reference is hereby made for a more complete description.

Being Lot No. 164-B as shown on the Plan of Zone Lot Division, Lots 164 through 171, PERCY PRIEST WOODS, Section IV, of record in Book 6250, page 901, Register's Office for said County, and also shown as part of Lot No. 164 on the Final Plat, Section Four, PERCY PRIEST WOODS SUBDIVISION, of record in Book 6250, pages 356 and 357, Register's Office, to which plans reference is hereby made for a more complete description.

Being part of the same property conveyed to Percy Priest Woods, by deed from Kodill Properties, a Limited Partnership, of record in Book 6071, page 482, Register's Office for said County.

- continued -

EXHIBIT A

The above-described property is encumbered by the following:

1. 1986 Metropolitan Government Taxes. BOOK 6872 PAGE 124

2. Restrictive covenants of record in Book 5984, page 865, and amended in Book 6020, page 270, and further amended in Book 6097, page 11, said Register's Office.

3. Ingress, egress and public utilities easement as reserved in the deed of record in Book 6071, page 482, said Register's Office.

4. Ingress and Egress Easement conveyed by deed from Percy Priest Woods, a Joint Venture, to Kodill Properties, a Limited Partnership, dated June 1, 1983, of record in Book 6071, page 491, said Register's Office.

5. Conveyance of water mains of record in Book 6147, page 886, said Register's Office.

6. Conveyance of sewer lines of record in Book 6147, page 893, said Register's Office.

7. All matters as shown on the Final Plat, Section Four, Percy Priest Woods Subd., of record in Book 6250, pages 356 and 357, said Register's Office.

8. All matters as shown on the Plat of Zone Lot Division, Lots 105 through 110, Percy Priest Woods, Section IV, of record in Book 6250, page 843, said Register's Office; and Plat of Zone Lot Division, Lots 164 through 171, Percy Priest Woods, Section IV, of record in Book 6250, page 901, said Register's Office.

9. Easement for utility services and party walls for use in common with owners of attached and appurtenant improvements.

10. Dedication of utility anchor easements as set out in instrument of record in Book 6556, page 612, Register's Office for said County.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

177170.00- CONT.
460.72 CSTAX
.50 PRFEE
15.00 WDEED
CHECK 476.22-
9824A05/30/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05689

IDENTIFICATION REFERENCE

MAY 30 1 52 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 253522