This Instrument Was Prepared By:
Claiborne K. McLemore, III, Esq.
Trabue, Sturdivant & DeWitt
27th Floor, Life & Casualty Tower
Nashville, Tennessee 37219

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Address New Owner(s):
John Warner White, Trustee
One Nashville Place
Box 88, 11th Floor
Nashville, TN 37219-2146

Send Tax Bills to:
Same

Map/Parcel No:
103-16-D-108-00C0

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, DUKES, DUKES & LEDFORD, a Tennessee general partnership comprised of Glenn G. Dukes, Buddy R. Dukes and Thomas E. Ledford (the "Grantor"), has this day bargained and sold, and does hereby transfer and convey to JOHN WARNER WHITE, TRUSTEE (the "Grantee"), with full power and authority to convey, mortgage and encumber without the necessity of the joinder of any beneficiary, his successors and assigns, the following described land in Davidson County, Tennessee, to-wit:

All that real property described on the attached Exhibit A, which is incorporated herein in its entirety.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee and his successors and assigns, forever.

AND Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as herein set out. Grantor further covenants and binds itself, its successors and assigns to warrant and forever defend the title to said real estate to said Grantee, his successors and assigns against the lawful claims of all persons.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 31 day of July, 1986.

DUKES, DUKES & LEDFORD,
a Tennessee general partnership

By: _____
Glenn G. Dukes

By: _____
Buddy R. Dukes

By: _____
Thomas E. Ledford

4815 5

IDENTIFICATION REFERENCE

Oct 1 11 33 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, JACK J WELLS, JR, a Notary Public in and for the County and State aforesaid, personally appeared Glenn G. Dukes, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a partner of Dukes, Dukes & Ledford, the within named bargainor, a partnership, and that he as such partner, executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by himself as partner.

Witness my hand and seal, at office in Nashville, Tennessee, this 1st day of August, 1986.

Notary Public

My Commission Expires:

3-11-90

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, JACK J WELLS, JR, a Notary Public in and for the County and State aforesaid, personally appeared Buddy R. Dukes, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a partner of Dukes, Dukes & Ledford, the within named bargainor, a partnership, and that he as such partner, executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by himself as partner.

Witness my hand and seal, at office in Nashville, Tennessee, this 1st day of August, 1986.

Notary Public

My Commission Expires:

3-11-90

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, Joyce M. Jones, a Notary Public in and for the County and State aforesaid, personally appeared Thomas E. Ledford, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a partner of Dukes, Dukes & Ledford, the within named bargainor, a partnership, and that he as such partner, executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by himself as partner.

Witness my hand and seal, at office in Nashville, Tennessee, this 1st day of August, 1986.

Notary Public

My Commission Expires:

11-9-87

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

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The actual consideration or value, whichever is greater, for this transfer is $ 62,900-.

John Warren Watts
Affiant

Subscribed and sworn to before me, this 8th day of September, 1986.

Brenda G. Bentley
Notary Public

My Commission Expires: May 13, 1990

Being Unit No. 108 as shown on the plat of the Lancaster Condominiums of record in Book 5200, page 460, Register's Office for Davidson County, Tennessee, together with an undivided interest in the common elements of the Lancaster Homeowners' Association, as described in Book 5963, page 441, et seq., said Register's Office.

Being the same property conveyed to Dukes, Dukes & Ledford, a Tennessee general partnership comprised of Glenn Dukes, Buddy Dukes and Tom Ledford, by deed from Lancaster Properties of record in Book 5964, page 552, Register's Office for Davidson County, Tennessee.

This property is subject to:

1. 1986 property taxes which are prorated and assumed by the grantee.

2. The terms and conditions of the Horizontal Property Act of Tennessee.

3. A Deed of Trust of record in Book 5964, page 556, Register's Office for Davidson County, Tennessee.

4. The terms and conditions of the Master Deed for the Lancaster Homeowners' Association of record in Book 5963, page 441, Register's Office for Davidson County, Tennessee.

5. The matters set forth on the plan of record in Book 5200, page 460, Register's Office for Davidson County, Tennessee.

This is improved property known as Unit No. 108, 3909 Whitland Avenue, Nashville, Tennessee 37205.

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
			62900.00- CONT.	
			176.12 CSTAX	
			.50 PRFEE	
			12.00 WDEED	
			CHECK	188.62-
8:53A 10/3/86			BAL	.0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4815 5

IDENTIFICATION REFERENCE

Oct 1 11 33 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 301513