BOX 15

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $263,700.00

Ronald B. Merville
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF December 1986.

Notary Public

MY COMMISSION EXPIRES: June 5, 1989

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Larry L. Westbrook, Attorney P. O. Box 150349, Nashville, Tennessee 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO: (Mortgagee)	MAP-PARCEL NUMBERS
Ronald B. Merville, Jr. (NAME)	First Tennessee Bank (NAME)	132-11
4500 Franklin Road (STREET ADDRESS OR ROUTE NUMBER)	P O Box 474 (STREET ADDRESS)	#48
Nashville, TN. 37204 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38101 (CITY) (STATE) (ZIP)	

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, Charley M. McCauley and wife, Judith E. M. McCauley

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ronald B. Merville, Jr. and wife, Rebekah W. Merville

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 Lot No. 1 on the plan of Murmac Estates, as of record in Book 2854, Page 31, Register's Office for said County, and more particularly described as follows:

Beginning in the east margin of Franklin Road at the southwest corner of Elysian Fields Boulevard, as recorded in Book 1424, Page 61, said Register's Office: thence with the south margin of the same, south 83 deg. 48' east 584.6 feet to a concrete monument; thence south 89 deg. 00' east 256.1 feet to a concrete monument; thence with the Caldwell line, south 2 deg. 30' west 294.8 feet to an iron pin; thence with the line of Lot No. 2 south 87 deg. 28' west 432.8 feet to the line of Lot No. 4; thence north 2 deg. 10' east 317.4 feet to the northeast corner of Lot No. 5; thence north 83 deg. 48' west 388.3 feet to the beginning of a curve; thence southwesterly with a 20 foot radius of 33.8 feet to the margin of Franklin Road; thence with said margin, north 2 deg. 10' east 41.6 feet to the beginning.

Being the same property conveyed to Charley M. McCauley and wife, Judith E. M. McCauley by deed from Jack Arnet Hancock and wife, Betsy L. Hancock of record in Book 5672, page 214, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book 5422, page 959, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to said grantees.

This is ( ) unimproved ( ) improved (XX) property, known as 4500 Franklin Road, Nashville, TN. 37204
(House Number) (Street) (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 19th day of December, 1986

Charley M. McCauley

Judith E. M. McCauley

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Larry L. Westbrook, a Notary Public in and for said County and State, the within named Charley M. McCauley and wife, Judith E. M. McCauley

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 19th day of December 19 86.

Commission expires June 5, 1989

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who (his oath) (himself) upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) as such _____. (they)

and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such, _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19___.

My commission expires _____

Notary Public

WARRANTY DEED

FROM
Charley M. McCauley and wife,
Judith E. M. McCauley

TO
Ronald B. Merville, Jr. and wife,
Rebekah W. Merville

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37208

IDENTIFICATION REFERENCE

74974

FILED & RECORDED
DAVIDSON COUNTY, TN
Dec 19 | 15 PM '86

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 7075 PAGE 319

FOR

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

[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7 4 9 REFERENCE

IDENTIFI

DEC 19 1 15 PM '86

FELIX Z. WILSON
DAVIDSON CO. TN

No25115