THIS INSTRUMENT PREPARED BY:
Larry R. Williams, Attorney
P. O. Box 2868
Nashville, Tennessee 37219

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WARRANTY DEED

ADDRESS NEW OWNERS:	SEND TAX BILLS TO:	MAP/PARCEL #:
Gilbert C. Blanks 3675 Richbriar Circle Nashville, Tennessee 37211	Mortgagee: Chemical Mortgage Co. 101 East Town Street Columbus, Ohio 43215	Map 162-6 Parcel 228

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, METROPOLITAN PROPERTIES GROUP, a Tennessee partnership, the Grantor, has bargained and sold and by these presents does transfer and convey unto the said GILBERT C. BLANKS, his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Being Lot No. 2, Section 1, Valley Green Subdivision, of record in Book 4460, page 96, Register's Office for said county, to which reference is here made.

Being part of the same property conveyed to Metropolitan Properties Group by Deed from David V. Barber and wife, Margaret L. Barber, of record in Book 5573, page 579, said Register's Office, and part of the property quitclaimed to said partnership by Deeds of record in Book 5992, page 837 and 840, said Register's Office.

This is improved real property known as 183-185 Old Tusculum Road, Antioch, Tennessee 37013.

To have and to hold said tract or parcel, with the appurtenances, estate, title and interest therein belonging to the said GILBERT C. BLANKS, his heirs and assigns forever.

We do covenant with the said GILBERT C. BLANKS that we are lawfully seized and possessed of said land in fee simple and have good right to convey it and the same is unencumbered, except as set forth herein. This conveyance is subject to the following matters:

1. Matters set forth on the Plan of Valley Green Subdivision of record in Book 4460, page 96, Register's Office of Davidson County, Tennessee.

2. Restrictive Covenants of record in Book 4622, page 277, said Register's Office.

3. Davidson County property taxes for 1987 which are assumed by the Grantee.

4. Rights of tenant in possession in Unit 183, Old Tusculum Road, Antioch, Tennessee 37013.

5. Deed of Trust of record in Book 5320, page 27, Register's Office of Davidson County, Tennessee currently held by Chemical Mortgage Company with an unpaid principal balance of $30,920.73, which is assumed by the Grantee.

And except as herein set forth, we further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to said land to the said GILBERT C. BLANKS, his heirs and assigns, against the lawful claims of all persons whomsoever.

Witness my hand this 23rd day of Feb., 1987.

METROPOLITAN PROPERTIES GROUP

By: Larry R. Williams, Partner
LARRY R. WILLIAMS
General Partner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Diana L. Rust, a Notary Public of the State and County aforesaid, personally appeared Larry R. Williams, 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 general partner of Metropolitan Properties Group, the within named bargainor, a partnership, and that he, as such general partner, executed the foregoing instrument for the purposes therein contained by signing the name of the partnership by himself as general partner.

Witness my hand and seal this 23rd day of February, 1987.

Diana L. Rust
NOTARY PUBLIC
My Commission Expires: 6/24/88

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $63,000.00

Gilbert C. Blanks
GILBERT C. BLANKS

Subscribed and sworn to before me this 23 day of Feb., 1987.

Larry R. Williams
NOTARY PUBLIC
My Commission Expires: 7/16/87

9.72 9 0

IDENTIFICATION REFERENCE

FEB 25 2 21 PM '87

FELIX Z. WELSH JR. REGISTER
DAVIDSON COUNTY, TN

RUSH

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
			63000.00- CAMT.	
			176.40 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	182.90-
			49754 02/25/87 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9.7.2.9 0.

IDENTIFT REFERENCE

FEB 25 2 21 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 49754