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FORM NO. WD-1

FROM

Alfred Shepard

TO

Y & F ENTERPRISES

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $26,500.00

Affiant

SUBSCRIBED, AND SWORN TO BEFORE ME, THIS THE 28 DAY OF January 1988.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP, PARCEL NUMBERS
Y & F ENTERPRISES (NAME)	Y & F ENTERPRISES (NAME)	92-8
315 McMillin Street (STREET ADDRESS OR ROUTE NUMBER)	808 Harpeth Trace Pl. (STREET ADDRESS)	Parcel 289
Nashville, TN 37203 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37221 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF $26500.00 CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Alfred Shepard and wife, Minnette Shepard,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Y & F ENTERPRISES

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:

BEING LOT No. 45 on the Gov. McMillin Plan on the Old State Prison Lands in Nashville, Tennessee, as of record in Book 161, page 119, Register's Office of Davidson County, Tennessee.

SAID Lot No. 45 fronts 50 feet on the westerly side of McMillin Avenue and runs back parallel lines 101.8 feet, more of less, to an alley.

BEING the same property conveyed to Alfred Shepard, by deed from Gable Buckner and wife Juanita Buckner, of record in Book 7265, Page, 633 register's office of Davidson County, Tennessee.

The said Minnette Shepard, wife of Alfred Shepard, joins in this conveyance for whatever right, title and interest she might have in said property.

This is { unimproved ( ) / improved (X) } property, known as 315 McMillin St. (House Number) (Street) (P. O. Address) Nashville, TN 37203 (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 hand this 25th day of January, 1988

Alfred Shepard

Minnette Shepard

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Allene B. Gross, a Notary Public in and for said County and State, the within named Alfred Shepard

8179 04/26 0101 03CHECK 80.00

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 25th day of January, 1988.

Commission expires [illegible]

Allene B. Gross
Notary Public

ALLENE B. GROSS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ 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

APR 26 8 00 AM 88
FAYE Z. WILSON REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

24469

WARRANTY DEED

FROM

TO

PREPARED BY:
SATURN & MAZER, Attorneys
20th Floor
First American Center
Nashville, Tennessee 37238
Phone: 259-3666

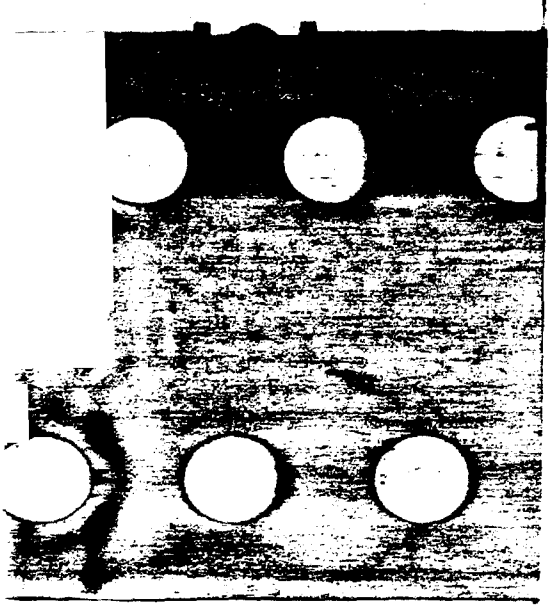
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named MINNETTE SHEPARD, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 25th day of January, 1988.

Alan L. Saturn
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 3-11-91



OFFICIAL RECEIPT

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

RECEIVED OF _____

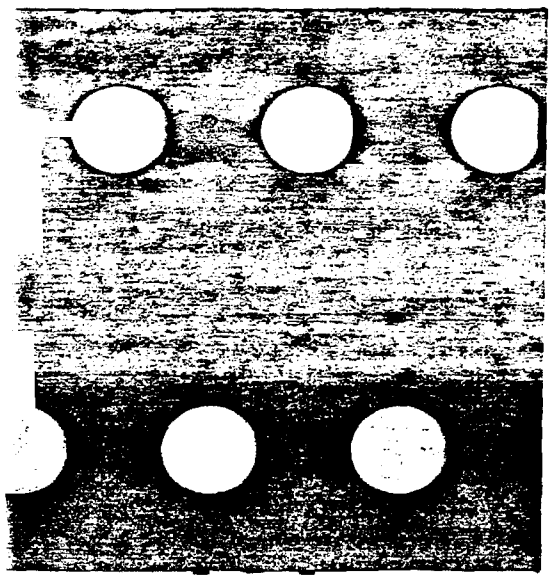
FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 26500.00
				CON TX 74.20
				PRFEE 0.50
				WDEED 6.00
				TOTAL 80.70
				CHECK 80.70

04/26/88 01 10:09 0001 8179



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

24469

IDENTIFICATION REFERENCE

APR 26 10 08 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 84269