BOOK 7528 PAGE 834

WARRANTY DEED

For valuable consideration, which we acknowledge having received,
we, Thomas P. Webb, III, and his wife, Lesli D. Webb, the grantors,
have sold to and now convey to
William A. Bird and his wife, Jane Ellen Bird, the grantees,
and their heirs and assignees
a piece of real property
in Davidson County, Tennessee, described as follows:

lot 87 on the plan of subdivision
for tracts 8, 9, and 10 of Nashboro Village,
of record in book 5200, pages 188 and 189,
Register's Office for Davidson County (RODC),
to which plan we hereby refer for a more complete description;

9327 04/26 0101 03CHECK 339.70

the same property
which Hickory and Lamar Enterprises, a joint venture,
on 29 August 1986
conveyed to Thomas P. Webb, III, and his wife, Lesli D. Webb,
by a warranty deed of record in book 6971, page 19, RODC;

subject to easements of record
in book 3955, page 180, book 4588, page 473,
and book 4821, page 111, (RODC);

subject to restrictions of record
in book 4827, page 14, book 5465, page 561,
and book 5588, page 429 (RODC);

RUSH

APR 28 1 37 PM '88

FELIX WILSON II REGISTER
DAVIDSON COUNTY, TN

IDENTIFI REFERENCE

2 5 4 1 4

subject to a trust deed of 29 August 1986,
of record in book 6971, page 22 (RODC),
to secure a promissory note of the same date
in the original principal amount of $111,600.00
payable to the Mortgage Trust Company,
the remaining balance of which debt
the grantees assume in this sale and agree to pay;

improved realty known as 2521 Ravine Drive, Nashville, Tennessee, 37217;

to have and to hold that piece of real property
to the grantees and their heirs and assignees forever.

We covenant with the grantees
that we are lawfully seised and possessed of that land in fee simple,
that we have a good right to convey it,
and that it is unencumbered unless otherwise disclosed.

We further covenant and bind ourselves and our heirs and representatives
to warrant and forever defend the title to that land
to the grantees and their heirs and assignees
against the lawful claims of any party.

The grantees,
under the terms of the instruments creating the subject loan,
assume the obligations of the grantors
to indemnify the Veterans' Administration (VA)
to the extent of the payment of any claim
arising from the guaranty or insurance of the subject indebtedness by the VA.

Witness our hands on 12 April 1988.

Thomas P. Webb, III

Lesli D. Webb

New owners: W.A. and J.E. Bird
2521 Ravine Drive, Nashville, Tennessee, 37217.

Mortgagee: RIHT Mortgage-service Corporation,
Tax bills: PO Box 2127, Charlotte, North Carolina, 28211.

Map: 135-16-0-A-048.00; 02-D-53470.

ACKNOWLEDGMENT BY THE SELLERS

State of Tennessee
County of Davidson

Before me, Duncan Bryant Rushing, a notary public at large,
personally appeared Thomas P. Webb, III, and Lesli D. Webb,
with whom I am personally acquainted,
who, being first duly sworn,
acknowledged that they had executed this deed for the stated purpose.

Witness my hand on 12 April 1988.

Duncan Bryant Rushing
Notary Public at Large

My commission will expire on 24 November 1990.

ACKNOWLEDGMENT BY THE BUYERS

State of Tennessee
County of Davidson

The actual consideration for this transfer
or the fair market value of the subject property,
whichever is greater,
is $119,025.87.

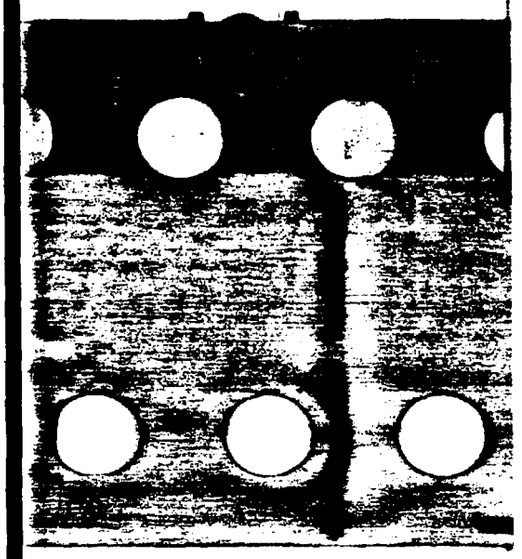
William A. Bird

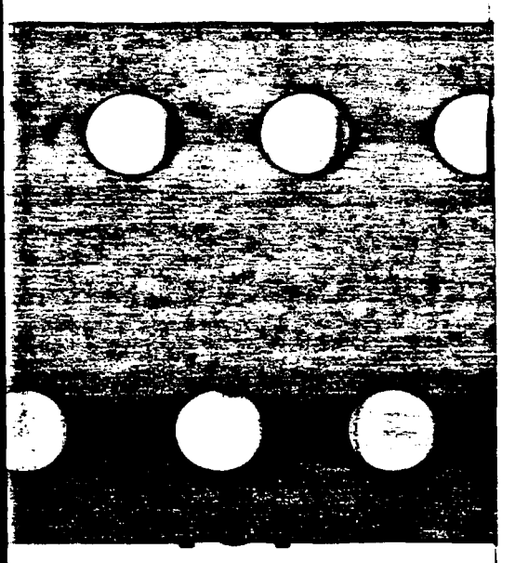
Sworn and subscribed before me on 12 April 1988.

Duncan Bryant Rushing
Notary Public at Large

My commission will expire on 24 November 1990.

Prepared by Duncan Bryant Rushing, Attorney at Law,
Landmark Title Company, 144 Second Avenue North, Nashville, Tennessee, 37201.





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7528 PAGE 836

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
				119025.87
				CON TX 333.20
				PRFEE 0.50
				WDEED 6.00
				TOTAL 339.70
				CHECK 339.70
			04/28/88 01	13:40 0001 9327

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2541.4

IDENTIFICATION REFERENCE

APR 28 1 37 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 85399