THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR. and CHRISTY WILKINS IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
R. Rick Hart
4210 Estes Avenue
Nashville, TN 37215

MORTGAGEE:
SouthTrust Mortgage
Corporation
101 Office Park Drive
Birmingham, Alabama 35223

MAP-PARCEL NUMBERS:
MAP 130-4
PARCEL 33
7DA-32080

WARRANTY DEED

BOOK 7561 PAGE 901

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee. and other good and valuable consideration, the receipt of which is hereby acknowledged, Paul C. McNabb and wife, Ann L. McNabb hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto R. Rick Hart and wife, Gretchen K. Hart hereinafter called the Grantee, Grantee's 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. 24 on the plan of Comptonwood Subdivision, of record in Book 974, page 10, Register's Office for said County.

SAID Lot No. 24 fronts 100.00 feet on the easterly margin of Estes Avenue or Compton Road and extends back between parallel lines a distance of 307.5 feet to a dead line.

Being the same property conveyed to Paul C. McNabb and wife, Ann L. McNabb by deed from Phyllis G. Cargile (formerly Phyllis G. Settle) of record in Book 5838, page 743, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

36407

IDENTIFICATION REFERENCE

JUN 3 11 25 AM '88

FELIX Z WILSON TI REGISTER
DAVIDSON COUNTY TN

1192 06/03 0101 088-EDK 678.50

This is (an) improved property, known as 4210 Estes Avenue, Nashville, TN 37215.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 1st day of June, 1988.

Ann L. McNabb

Paul C. McNabb

STATE OF TENNESSEE
COUNTY OF Davidson

On this 1st day of June, 1988, before me personally appeared Paul C. McNabb and wife, Ann L. McNabb, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

My Commission Expires: 7-9-89

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7561 PAGE 902

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ____self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 240,000.00.

R. Rick Hart
Affiant

Subscribed and sworn to before me, this the 1st day of June, 1988.

My Commission Expires: Oct 9, 1991

Christy Wilkins Ivey
Notary Public

WARRANTY DEED

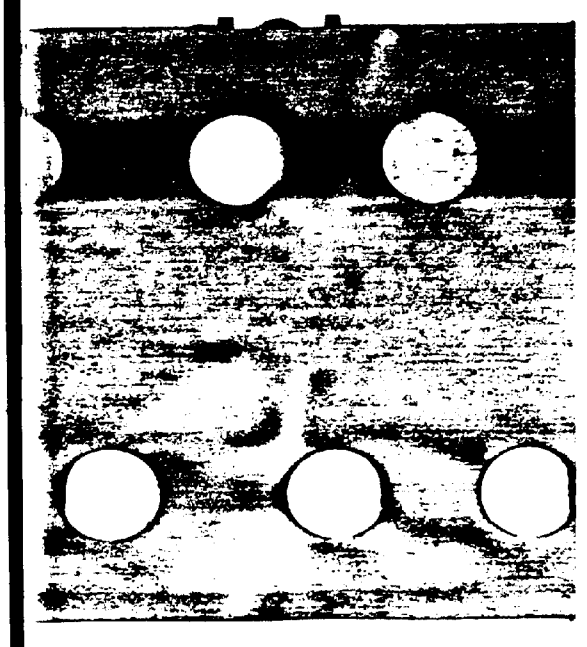
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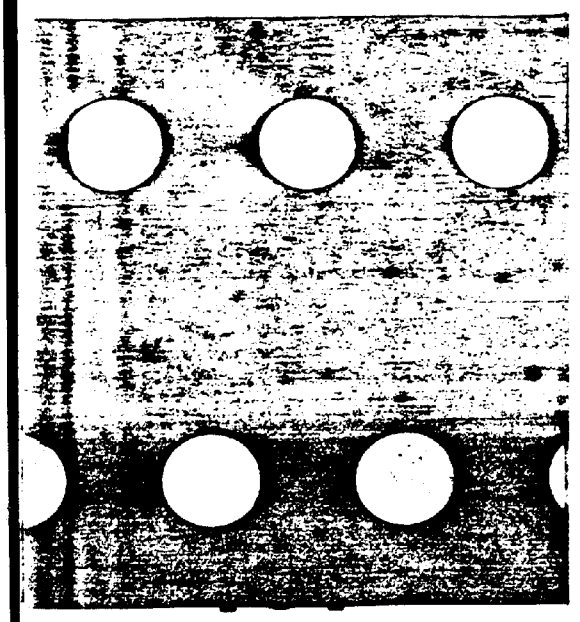
Paul C. McNabb and wife, Ann L. McNabb

to:

R. Rick Hart and wife, Gretchen K. Hart

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7561 PAGE 903

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT
240000.00
CON TX 672.00
PRFEE 0.50
WDEED 6.00
TOTAL 678.50
CHECK 678.50

06/03/88 01 11:29 0001 1192

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

36407

IDENTIFICATION REFERENCE

JUN 3 11 25 AM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 98088