Box 18

MDSWP922 07/26/88 dr/plc

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (MDS)
2700 First American Center
Nashville, Tennessee 37238

GENERAL WARRANTY DEED

BOOK 7611 PAGE 592

Address New Owner(s)	Send Tax Bills To	Map-Parcel Number(s)
Charles F. Miller, Jr. and Elizabeth M. Trinkler 100 Oaks Tower, Suite 650 Nashville, TN 37204	Same	93-1-73 93-1-86

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, John H. McAlister and wife, Bette B. McAlister, Frank E. Stafford, Jr. and Sherry Park ("Grantors") have bargained and sold, and by these presents do transfer and convey unto Charles F. Miller, Jr. and Elizabeth M. Trinkler ("Grantees"), as tenants-in-common with the right of survivorship, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Being Parcel K(a) on the Re-Subdivision of Parcels K(a) and K(c) on the Plan of the Re-Subdivision of Block K of the Capitol Hill Re-Development Project as of record in Book 3842, Page 64, Register's Office for said County and described as follows:

Beginning at a point in the easterly margin of 10th Circle North at the common corner of Parcels K(a) and K(b); thence with the line between said parcels North 61° 44' East, 154.96 feet to the common corner of Parcels K(a), K(b) and K(c) on said plan; thence with the line of K(a) and K(c) South 28° 34' East, 92.65 feet to a point in the northerly margin of Pearl Street; thence with the margin of the same South 61° 26' West, 164.33 feet to a point at the beginning of a curve; thence around said curve northwestardly 38.43 feet to a point in the easterly margin of 10th Circle North; thence with the margin of the same northwardly 21.70 feet and continuing with the margin of the same North 5° 09' West, 50.62 feet to the point of beginning.

Being the same property conveyed to J.M. Grissim, Trustee, by deed of record in Book 5297, Page 439, Register's Office for Davidson County, Tennessee;

And being the same property conveyed to John M. Grissim, Frank E. Stafford, Jr. and Sherry Park, as tenants-in-common, pursuant to an Agreed Order for Dissolution of Partnership dated July 21, 1988, of record Book ____, page ___, said Register's Office.

And being the same property a one-third undivided interest in in which was conveyed to John H.

McAlister and wife, Bette B. McAlister by deed dated July 25, 1988 from John M. Grissim of record Book ____, page ___, said Register's Office.

Said property is conveyed subject to the following matters:

1. Property Taxes for 1988, a lien but not yet due and payable.

2. Restrictive covenants contained in instrument of record in Book 2735, page 473, dated January 20, 1958, filed January 22, 1958, in Book 3892, page 75, Register's Office for Davidson County, Tennessee.

3. The Plan of record in Book 3842, page 64, said Register's Office, shows an owner's certificate, a 5 foot minimum building setback line from 10th Circle North, and a 5 foot easement for public utility and drainage purposes along the front line of said lot on 10th Circle North and Pearl Street.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title, and interest thereto belonging to Grantees, their heirs and assigns, forever. Grantors covenant that, subject to the matters set forth above, Grantors are lawfully seized and possessed of said land in fee simple, have good right to convey it, and that same is unencumbered.

Grantors further covenant and bind themselves and their heirs and representatives, to warrant and forever defend the title to said land to Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever except claims arising out of the matters set forth above.

Whenever used, the singular shall include the plural and the plural the singular and the use of any gender shall be applicable to all genders.

WITNESS our hands this 26th day of July 1988.

John H. McAlister

John H. McAlister

Betty B. McAlister

Bette B. McAlister

Frank E. Stafford Jr.

Frank E. Stafford, Jr.

Sherry M. Park

Sherry Park

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before, the undersigned, a Notary Public in and for the State and County aforesaid, John H. McAlister and wife, Betty B. McAlister, the within named 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, at office, this 26 day of July, 1988.

Laura L. Chastain
Notary Public

My Commission Expires:

3-8-89

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before, the undersigned, a Notary Public in and for the State and County aforesaid, Frank E. Stafford, Jr., the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 27th day of July, 1988.

Michael W. Smith
Notary Public

My Commission Expires:

3-11-88

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before, the undersigned, a Notary Public in and for the State and County aforesaid, Sherry Park, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 27th day of July, 1988.

Michael W. Smith
Notary Public

My Commission Expires:

3-11-91

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

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The actual consideration for this transfer or value of property conveyed (whichever is greater) is $425,000.00.

Elizabeth M. Tucker
Affiant

Sworn to and subscribed before me this 27th day of July, 1988.

Notary Public

My Commission Expires:

3-11-91

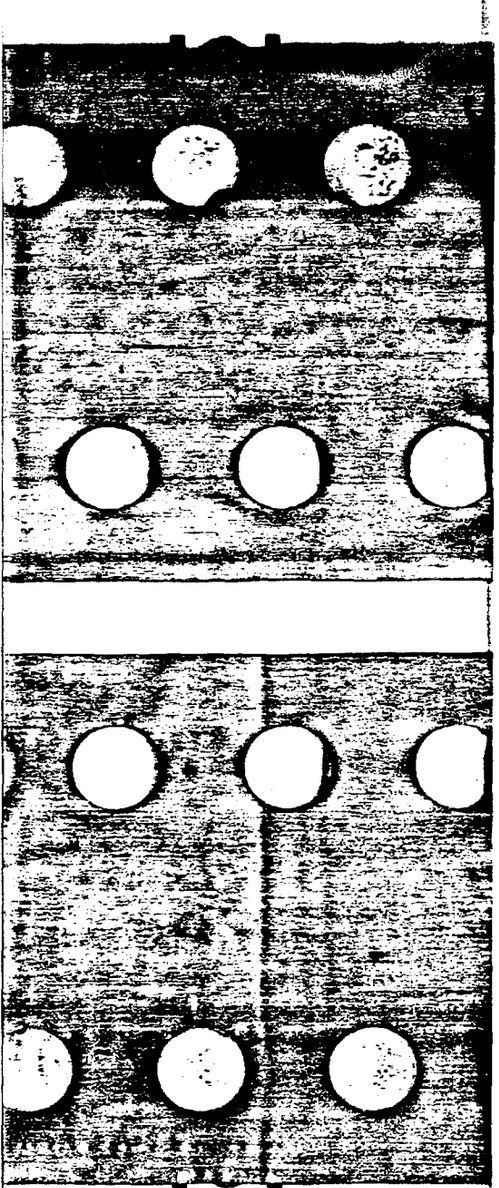
1933 07/28 0101 03CHECK 1415.00

534558

IDENTIFICATION REFERENCE

Jul 28 9 41 AM '88

FELIX Z WILSON TR REGISTER
DAVIDSON COUNTY, TN



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7611 PAGE 596

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MG - 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 425000.00
CON TX 1402.50
PRFEE 0.50
WDEED 12.00
TOTAL 1415.00
CHECK 1415.00

07/28/88 01 09:44 0001 1933

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

53458

IDENTIFI REFERENCE

JUL 28 9 44 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 117686