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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $22,924.70

x Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30 DAY OF [illegible] 1988

Notary Public

MY COMMISSION EXPIRES: March 11, 1991
(AFFIX SEAL)

Mail THIS INSTRUMENT WAS PREPARED BY
Mark A. Ellmore, 2815 Lebanon Road, Suite 201, Nashville, TN 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Roy Napper & Roger Costa (NAME)	National Mortgage Company (NAME)	34-13
3068 [illegible] (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	192
Nashville 37214 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38118 (CITY) (STATE) (ZIP)	11D 26005

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Canada Ventures

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Roy Napper and Roger Costa

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:

Land in Davidson County, Tennessee, being Lot No. 31 of Block "G" on the Plan of East Lawn, as of record in Book 547, page 153, Register's Office for said County.

Said Lot No. 31 fronts 50 feet on the southerly side of Florence Avenue and extends back between parallel lines, 120 feet to the L & N Railroad on which it measures 50 feet.

Being the same property conveyed to Canada Ventures by deed from Harold Bryant and wife, Vicki L. Bryant of record in Book 7194, page 109, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

Grantees herein agree to assume a Deed of Trust of record in Book 5605, page 298 in the original principal amount of $24,200.00 to National Mortgage Company. The escrow account, if any, is also transferred to the Grantee.

This is unimproved ( ) improved (x) property, known as 1406 Florence Avenue, Madison, Tennessee 37115
(House Number) (Street) (P. O. Address) (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 [illegible] hand this 30 day of [illegible], 1988

Canada Ventures

BY: John E Costa Jr. - Alton Cantanutti - Roy Napper, Willis T. Ha

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19____

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared John E. Canada & Wilton Gilbert and Roy Napper (his oath), with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the President and Vice President respectively of the Canada Ventures, the within named bargainor, a corporation, and that (he) as such President and (they) being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said John E. Canada as such President, and attesting the same by the said Wilton Gilbert as such Vice President.

Witness my hand and official seal at office at Nashville on this the 30 day of Sept. Dec. 1988

My commission expires 3-11-91

Notary Public

NOTARY PUBLIC STATE OF TENNESSEE

WARRANTY DEED

FROM
Canada Ventures

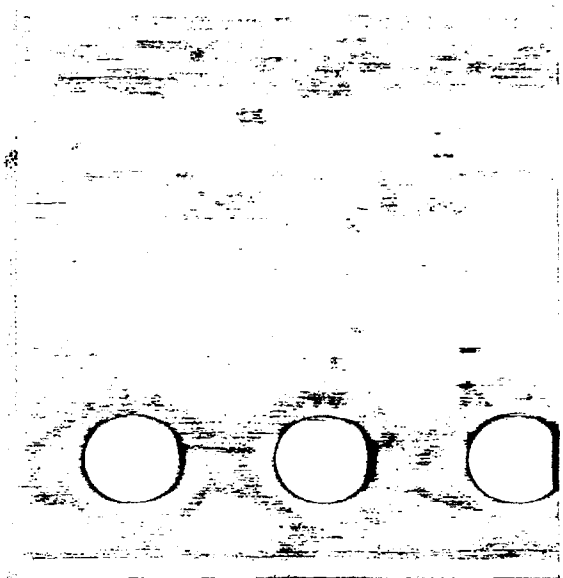
TO
Roy Napper
Roger Costa

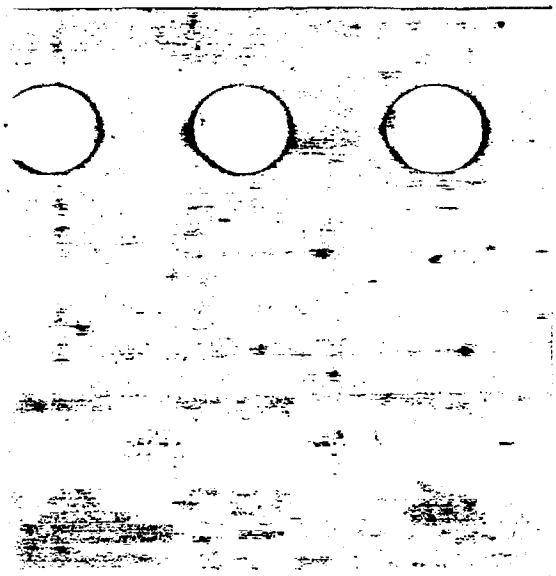
6770 10/14 0101 03CHECK 82.07

76031

IDENTIFICATION

OCT 14 9 37 AM '88





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 22924.70
CON TX 75.57
PRFEE 0.50
WDEED 6.00
TOTAL 82.07
CHECK 82.07

10/14/88 01 09:41 0001 6770

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

76031

IDENTIFICATION

Oct 14 9 37 AM '88

No.143563