BOX 3

THIS INSTRUMENT PREPARED BY: WILKINS & IVEY, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

LOAN NO. 2094

ADDRESS NEW OWNER:
Robert A. Clifft
3718 Brighton Road
Nashville, TN 37205

MORTGAGEE:
Security Federal S & L Assoc.
4235 HILLSBORO ROAD
Nashville, TN 37215

MAP-PARCEL NUMBERS:
MAP 104-13
PARCEL 265
7DA-92730

WARRANTY DEED BOOK 7684 PAGE 781

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, G & W PARTNERS, a Tennessee general partnership composed of George Gianikas, Steve R. Wherry and Albert J. Dale, Jr. hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Robert A. Clifft and wife, Joan Weiler Clifft 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. 1 on the plan of Brighton Close, Phase 1-D as shown as Exhibit "B" to the Declaration of Protective Covenants, Conditions and Restrictions, of record in Book 7670, page 280, Register's Office for said County, which plan and record thereof are incorporated herein and made a part hereof.

BEING part of the same property conveyed to G & W Partners, a Tennessee general partnership composed of George Gianikas and Steve R. Wherry, by deed from Marshall I. Karr, Trustee, with full power to sell, transfer, convey, mortgage or otherwise encumber without joinder of any beneficiary, of record in Book 7143, page 527, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 7670, page 280, said Register's Office, and to the matters set forth in the above referenced plan of record.

7.8824 TENNCARE REFERENCE OCT 24 11 36 AM '88

9943 10/24 0101 03CHECK 486.65

This is (~~not~~) improved property, known as 3718 Brighton Road, Nashville, TN 37205.

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 19th day of October, 1988

G & W PARTNERS,
by: _____ Partner
Steve R. Wherry, partner

G & W PARTNERS
by: _____
George Gianikas, Partner

G & W PARTNERS
by: _____
Albert J. Dale, Jr., partner

STATE OF TENNESSEE
COUNTY OF _____

On this ____ day of _____, 19__, before me personally appeared _____, 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 _he_ executed the same as _____ free act and deed.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF _____

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 $ 145,500.00.

Joan W Clifft
Affiant

Subscribed and sworn to before me, this the 19th day of October, 1988.

My Commission Expires: Oct 9, 1991

Christy Wilkins Ivey
Notary Public

WILKINS IVEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared George Gianikas, Steve R. Wherry and Albert J. Dale, Jr., with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged themselves to be the partners of G & W Partners, the within named bargainor, a partnership, and that they as such partners, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the parthnership by themselves as partners.

Witness my hand and official seal at Nashville, Tennessee, this the 19th day of October, 1988.

Christy Wilkins Ivey
NOTARY PUBLIC

My Commission Expires: Oct 9, 1991

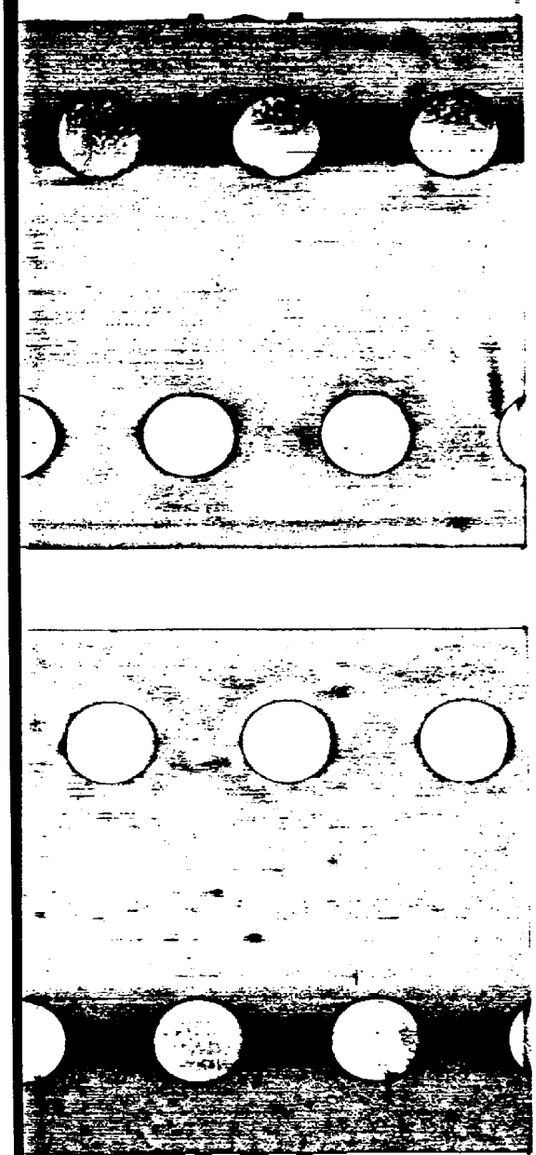
WILKINS IVEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

from:
G & W Partners

to:
Robert A. Clifft and wife,
Joan Weiler Clifft

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 7684 PAGE 783

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 145500.00
CON TX 480.15
PRFEE 0.50
WDEED 6.00
TOTAL 486.65
CHECK 486.65

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/24/88 01 11:37 0001 9943

78824

IDENTIFICATION REFERENCE

OCT 24 11 36 AM '88

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 146700