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FORM NO. WD-1 REV. 10-86

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 52,600.00

x Robert B. Sneed Jr
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF November, 88.

Notary Public

MY COMMISSION EXPIRES: 12-14-91

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Walt, Dyer & James Attys., Suite 130, One Burton Hills Blvd., Nashville, TN 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
R. B. Sneed & J. R. OVERBY (NAME)	Dominion Bank of Middle Tennessee (NAME)	92-13-A-3
P. O. Box 90970 (STREET ADDRESS OR ROUTE NUMBER)	150 4th Avenue North (STREET ADDRESS)	
Nashville, TN 37209 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	

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, 37th Avenue Joint Venture

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ROBERT B. SNEED AND JAMES R. OVERBY

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 Unit No. 3 on the Plan of Sylvan Square Condominiums, as of record in Book 7334, Page 555, which is exhibit "C" to the Master Deed and which amends the plat of record in Book 5190, Page 288, Register's Office for Davidson County, Tennessee.

BEING a portion of the same property conveyed to 37th Avenue North Joint Venture, a Tennessee joint venture by deed from R.B. Investments, a Tennessee general partnership of record in Book 7189, Page 105, Register's Office for Davidson County, Tennessee.

8797 11/17 0101 03CHECK 180.00

8 6 4 3 2

TENNESSEE REGISTER

Nov 17 2 50 PM '88

DAVIDSON COUNTY

This is { unimproved ( ) improved ( ) } property, known as 225 37th Avenue North, (House Number) (Street) Nashville, TN 37209 (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 my hand this 15th day of November, 19 88

J. Turner Talley (PARTNER) RD (Witness)

By: Robert B. Sneed

(PARTNER)

By: James R. Overby

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 undersign, a Notary Public within and for the State and County aforesaid, personally appeared Charles Allison Bass & J. Turner Talley and R B Investment by & through Robert B. Sneed & James R. Gurley The general partners with whom I am personally acquainted and who upon (~~his oath~~ their several oaths) acknowledged (~~himself~~ themselves) to be the general partners and general partner respectively of the 37th Ave. J.V. the within named bargainor, a ~~corporation~~ joint venture, and that (he) (they) as such general partner and general partner, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the ~~corporation~~ joint venture by the said Charles Allison Bass & J. Turner Talley as such general partner, and attesting the same by the said R.B. Investment by & through Robert B. Sneed & James R. Gurley as such general partner.

Witness my hand and official seal at office at Nashville, TN on this the 7th day of November, 1986.

My commission expires 5/8-91

_____
Notary Public

NOTARY PUBLIC AT LARGE

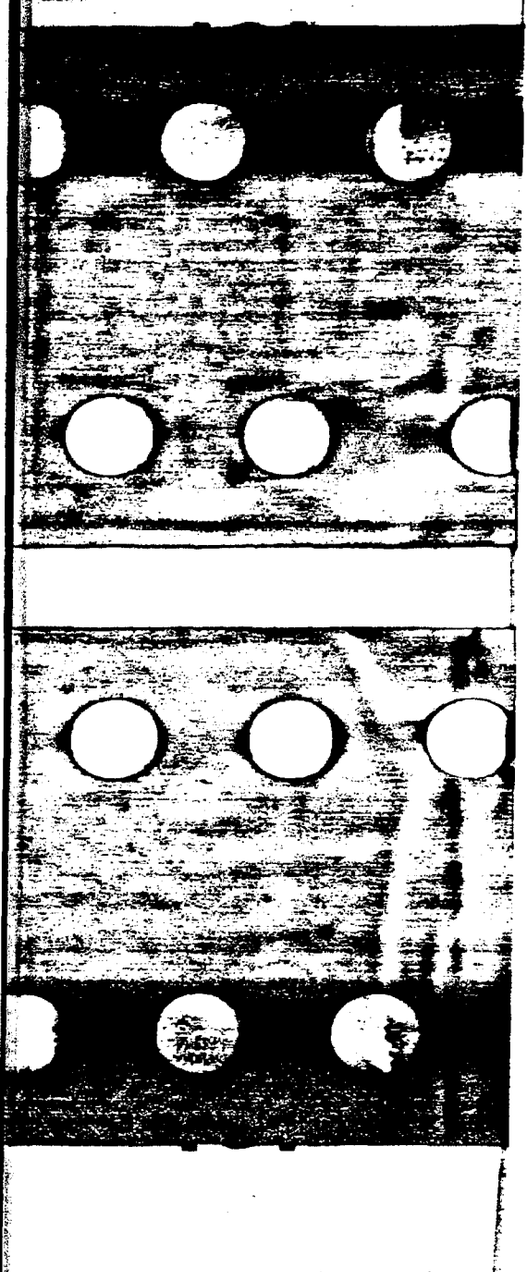
STATE OF TENNESSEE
Davidson County

On this _____ day of _____, 19___, personally appeared before me, _____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the "attorney-in-fact" of _____ and is authorized by them to execute this instrument on their behalf, as their free act and deed.

Witness my hand, at office, this _____ day of _____, 19___.

_____
Notary Public

My commission expires:



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 52600.00
CON TX 173.58
PRFEE 0.50
MDEED 6.00
TOTAL 180.08
CHECK 180.08

11/17/88 01 14:53 0001 8797

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

86432

IDENTIFICATION REFERENCE

NOV 17 2 50 PM '88

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENNESSEE

No. 155348