WARRANTY DEED

FROM: Laurie C. Givens, Grantor

TO: Arthur Tek and wife, Gina Tek, Grantees

This instrument was prepared by:
Jeffrey R. King
Farris, Warfield & Kanaday
Seventeenth Floor
Third National Bank Building
Nashville, Tennessee 37219

Address New Owner(s) as Follows:	Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes	Map-Parcel Numbers
3819 Abbott Martin Rd. Nashville, TN 37215		116-12-121
		Field Book Numbers
	Laurie C. Givens (Mortgagee) 6307 Waterford Blvd. Suite 196 Oklahoma City, OK 73118	7DA-40640

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Two Hundred Sixty Thousand Dollars ($260,000.00).

Affiant

SUBSCRIBED AND SWORN TO before me, this the 7th day of February, 1989.

Notary Public

My Commission Expires: 3/8/89

FOR AND IN CONSIDERATION OF the sum of Two Hundred Sixty Thousand Dollars ($260,000.00), the receipt and sufficiency of which are hereby acknowledged, LAURIE C. GIVENS, Grantor, has bargained and sold, and by these presents does transfer and convey unto the said ARTHUR TEK and wife, GINA TEK, Grantees, their heirs, successors, and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> Land in the 7th, formerly the 11th Civil District of Davidson County, Tennessee, being part of Lot no. 1 on the plan of the Division of the Henry W. Compton Estate, as of record in Plan Book 2, page 58, Chancery Court

at Nashville, being all of Lot no. 2 on the unrecorded plan of Fred Webber's Subdivision, described according to a survey made by S.R. Sanford, Jr., Surveyor, May 8, 1944, as follows:

Beginning on the southerly margin of Abbott-Martin Road at the northwest corner of the property conveyed to William G. Landrum and wife, by deed from Charles H. King and wife, as of record in Book 1683, page 141, Register's Office for said County, being the corner of lots Nos. 2 and 3; thence with the southerly margin of said Road, westwardly 125 feet to a corner of Lots No. 1 and 2 on said plan; thence with the line between said two lots, southwardly 294 feet 2 inches to a corner of lots 1, 2 and 4; thence with the line between Lots Nos. 2 and 4, eastwardly 125 feet to a corner of lot No. 2 and 3; thence with the line between said two lots, northwardly 293 feet 7 inches to the point of beginning.

Being the same property conveyed to Laurie C. Givens by deed from Mary S. Landrum Looney, unmarried of record in Book 7355, page 939, Register's Office for Davidson County, Tennessee.

This is improved property, known as 3819 Abbott Martin Road.

This conveyance is expressly made subject to the following:

1. The lien for 1989 taxes which have been prorated and will be paid by Grantees.

2. The unrecorded plan referred to in the deed of record in Book 1139, page 105, said Register's Office shows a 100 foot setback line from Abbott Martin Road and a 10 foot easement for public utilities.

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, successors, and assigns, forever.

And Grantor does covenant with the said Grantees 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 and unrestricted except as to those matters set forth above to which this conveyance is expressly made subject.

And Grantor does further covenant and bind Grantor, her heirs, successors, and assigns, to warrant and forever defend the title to the said land to the said Grantees, their heirs,

successors, and assigns against the lawful claims of all persons whomsoever except as to those matters set forth above to which this conveyance is expressly made subject.

Witness my hand this 1st day of February, 1989.

LAURIE C. GIVENS

By: _____
Charles S. Givens,
Attorney-in-fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this day of 7th day of February, 1989, before me personally appeared, Charles S. Givens, to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument on the behalf of LAURIE C. GIVENS and who acknowledged that he executed the same as the free act and deed of said LAURIE C. GIVENS.

Witness my hand, at Office, this 7th day of Febru 1989.

_____
Notary Public

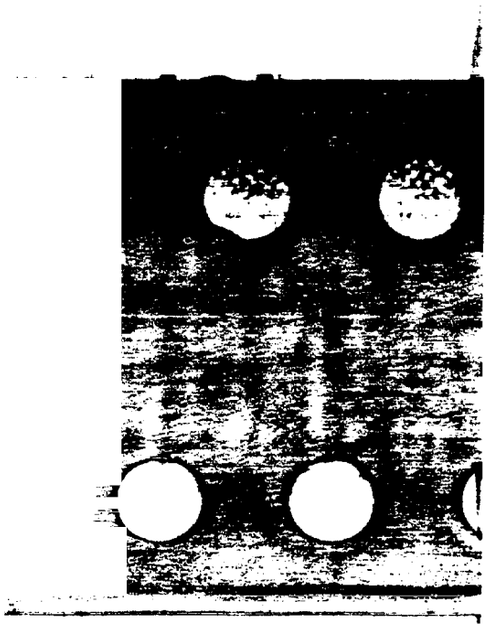
My Commission Expires: 3/8/89

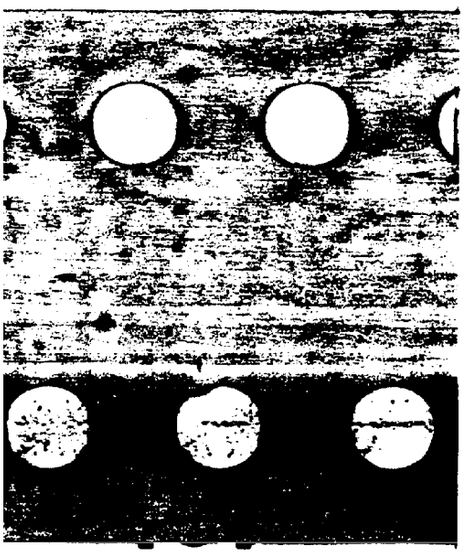
NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

FEB 8 9 58 AM '89

07509

1864J/02-07-89





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7768 PAGE 643

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 260000.00
CON TX 858.00
PRFEE 0.50
WDEED 9.00
TOTAL 867.50
CHECK 867.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 02/08/89 02 10:01 0001 5536

07569

IDENTIFICATION PEN

FEB 8 9 58 AM '89

FELIX Z WILSON II REGISTER

DAVIDSON COUNTY TENN

No. 180027