FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $34,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF March, 1989.

Notary Public

MY COMMISSION EXPIRES 1-11-92

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
101 Westpark Drive, Suite 350, Brentwood, TN 37027

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO /and Mortgagee is:	MAP-PARCEL NUMBERS
Ross L. Peebles et al (NAME)	First Investment Company (NAME)	23W00226
P. O. Box 150267 (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 749 4300 East Broad Street (STREET ADDRESS)	094-05-0-104.00
Nashville, TN 37215 (CITY) (STATE) (P O ZIP)	Columbus, OH 43216-0749 (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, Robert H. Melton and wife, Genelle Melton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ross L. Peebles and Douglas U. Kirk d/b/a Perk Investments, a Partnership

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. 46 on the plan of Section One Revised, Shelby Heights, of record in Book 2330, page 171, Register's Office for said County.

Said Lot No. 46 fronts 60.0 feet on the northerly margin of Davidson Street and extends back 89.2 feet on the westerly line and 124.0 feet on the easterly line to a dead line in the rear, measuring 68.9 feet thereon.

Being the same property conveyed to Robert H. Melton by deed from Virgil Ray Pulley and Doris A. Reeves of record in Book 7497, page 772, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book 6230, page 130 said Register's Office, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

This conveyance is made subject to restrictive covenants of record in Book 2810, page 475 said Register's Office and to the matters set forth in the above referenced plan of record.

This is unimproved ( ) improved (X) property, known as 1403 Davidson Street, (House Number) (Street) Nashville, TN 37206 (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 our hands this 24th day of March, 1989

Robert H. Melton

Genelle Melton

INDIVIDUAL ACKNOWLEDGEMENT

State of Tenneesee

County of Williamson

BOOK 7806 PAGE 160

Personally appeared before me, the undersigned, a Notary Public of said county, Robert H. Melton and wife, Genelle Melton

the within named bargainor(s), 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 purpose therein contained.

WITNESS my hand, at office, this 24th day of March, 19 89

NOTARY PUBLIC

My commission expires: 2-28-92

CORPORATE ACKNOWLEDGEMENT

State of

County of

Before me, 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 himself to be President (or other officer authorized to execute the instrument) of the, the within named bargainor, a corporation, and that he as such, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as

WITNESS my hand and seal, at office in

this day of , 19 .

NOTARY PUBLIC

My commission expires:

WARRANTY DEED

FROM

Robert H. Melton and wife,

Genelle Melton

TO

Ross L. Peebles and Douglas U. Kirk

d/b/a Park Investments, a Partnership

RECORDING MEMO:
Legibility of writing, typing or printing unsatisfactory when Received. Document Unacceptable When Received.

PATRICIA SPICER CARDEN
Attorney at Law
101 Westpark Drive, Suite 350
Brentwood, Tennessee 37027

INDEXING REFERENCE

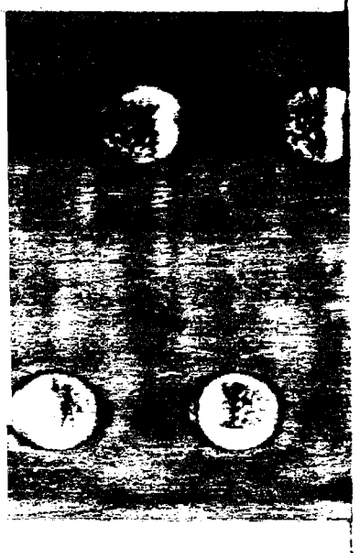
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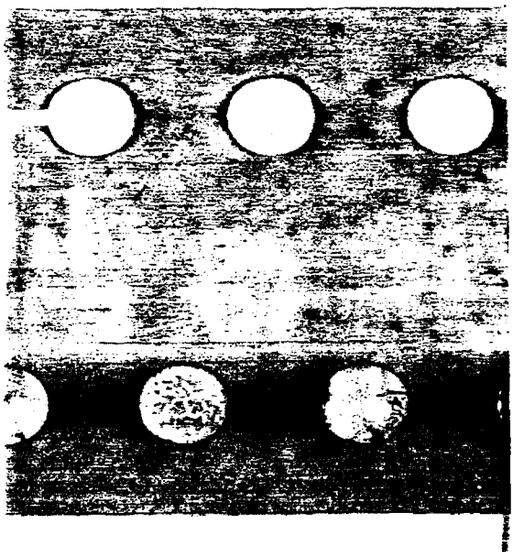
MAR 31 3 53 PM '89

FELIX Z WILSON III REGISTER
CHANCERY COURT CLERK

1171 03/31 0101 03CHECK 119.6

119.6





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

RECEIVED OF _____

FOR _____

BOOK 7806 PAGE 161

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 34280.71
CON TX 113.19
~~PRFEE 0.50~~
~~MTGFEE 6.00~~
TOTAL 119.69
CHECK 119.69

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

21034

IDENTIFICATION REFERENCE

MAR 31 3 53 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

03/31/89 01 15:54 0001 1171

No. 195635