ADDRESS NEW OWNER:	MORTGAGEE:	MAP-PARCEL NUMBERS:
Michael W. Blackburn 122 Windsor Drive Nashville, TN 37205	First Tennessee Bank National Association P. O. Box 1000, Dept. 47 Memphis, Tennessee 38148	07DZ 30225 130-1-173

WARRANTY DEED BOOK 7853 PAGE 41

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, Douglas H. Maddux and Juanita Woolfolk Maddux hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Michael W. Blackburn and wife, Page E. Blackburn 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. 122 on the plan of Bransford Realty Company's Belle Meade Golf Links Subdivision, of record in Book 421, page 94 and 95, Register's Office for said County.

SAID Lot No. 122 fronts 60 feet on the southerly margin of Windsor Drive and extends back 167 feet on the southeasterly line and 148.8 feet on the northwesterly line to a dead line in the rear, measuring 61.1 feet thereon.

BEING the same property conveyed to Douglas H. Maddux and wife, Juanita Woolfolk Maddux by quitclaim deed from Juanita Woolfolk Maddux of record in Book 5664, page 362, Register's Office for Davidson County, Tennessee.

37165

May 31 1 49 PM '89

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This is (~~an~~) improved property, known as 122 Windsor Drive, 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 31st day of May, 1989.

Juanita Woolfolk Maddux

Douglas H. Maddux

STATE OF TENNESSEE
COUNTY OF Davidson

On this 31st day of May, 1989, before me personally appeared Douglas H. Maddux and Juanita Woolfolk Maddux, 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 they executed the same as their free act and deed.

NOTARY PUBLIC AT

Before me, the undersigned, of the State and oresaic, 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 $ 128,500.00.

Michael W. Blackburn
Affiant

Subscribed and sworn to before me, this the 31st day of May, 1989.

My Commission Expires: Oct 9, 1991

Notary Public

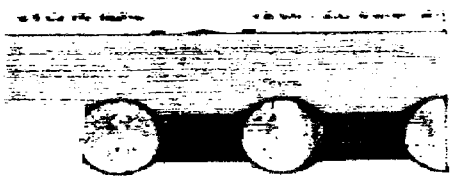
WARRANTY DEED

from:
glas H. Maddux and Juanita
lfolk Maddux

to:
hael W. Blackburn and wife, Page
Blackburn

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 7853 PAGE 43

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

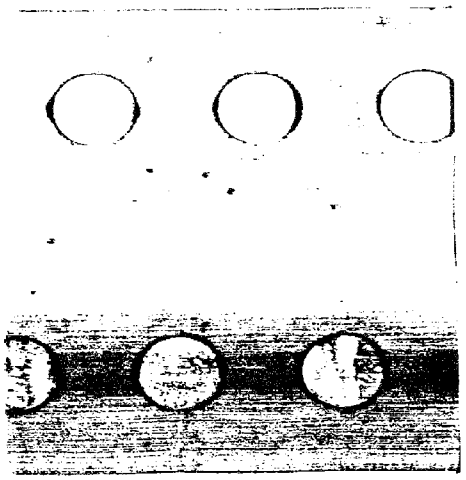
DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL



CAMT 128500.00
CON TX 424.05
PRFEE 0.50
MTGFEE 6.00
TOTAL 430.55
CHECK 430.55

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/31/89 01 13:50 0001 1249



37165

MAY 31 1 49 PM '89

No. 214609