This instrument prepared by:
Ingram & Lowe, Attorneys at Law
405 Two Mile Pkwy.
Goodlettsville, TN 37072
Map: 81 Parcel: 0[illegible]380

SPECIAL WARRANTY DEED

BOOK 7899 PAGE 594

THIS INDENTURE, made and entered into this 20th day of July, 1989, by and between C & S FAMILY CREDIT, INC., party of the first part and Richard Henry Sadler party of the second part:

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in the City of Nashville, County of Davidson, State of Tennessee:

Being the rear or westerly part of Lots Nos. 222 and 224 on the Map of North Nashville Real Estate Company's Plat of Lots, as of record in Book 21, page 105 Register's Office for said County. Said part of said Lots fronts 40 feet on the North side of Garfield Street and runs back between parallel lines along the east margin of an alley 103 feet 11 inches to the South line of Lot No. 226.

Being the same proper conveyed to C & S Family Credit, Inc., by Substitute Trustee's Deed of record in Book 7860, Page 934, Register's Office for Davidson County, Tennessee.

To have and to hold the aforesaid real estate together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his heirs and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that as to the title and quiet possession to said real estate it will warrant and forever defend against the lawful claims of all persons claiming the same by, through, or under a written instrument executed by said party of the first part or as the result of an affirmative act of the party of the first part, but not further or otherwise.

IN WITNESS WHEREOF, party of the first part has caused this instrument to be executed by and through its duly authorized officers the day and year first above written.

C & S FAMILY CREDIT, INC.

By: [signature]

Title: A.V.P.

ATTEST:

By: _____

Title: _____

53094

JUL 28 11 57 AM '89

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STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared, Michael B. Sigmon, with whom I am personally acquainted and who upon his oath acknowledged himself to be Asst. V.P., of C & S Family Credit, Inc., a corporation, the within named bargainor and that he as such Asst. V.P., being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as such Asst. V.P..

Witness my hand and official seal at office in Davidson, Co, on this the 20 day of July, 1989.

David C Mullins
Notary Public

My commission expires: Oct 9, 1991

Property Address:

Mail tax bills to: (Person or Agency responsible for payment of taxes)

708 Garfield Street

Nashville, Tn. 37208

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 17,500, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale

Affiant

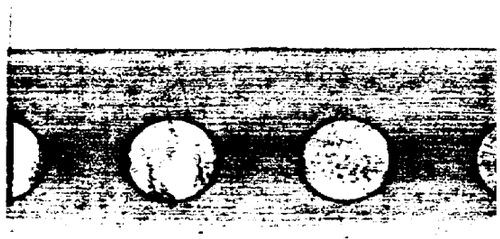
Subscribed and sworn to before me this 20 day of July, 1989.

David C Mullins
Notary Public

My commission Expires: Oct 9, 1991

OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____

BOOK 7899 PAGE 596

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 17500.00
				CON TX 57.75
				PRFEE 1.00
				WDEED 6.00
				TOTAL 64.75
				CHECK 64.75
			07/28/89 01	11:59 0001 9919





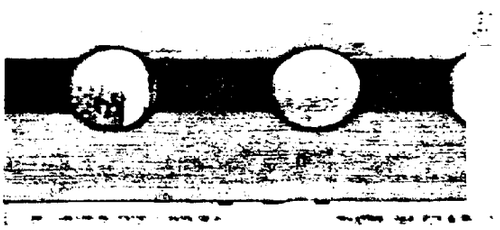
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.3094.

IDENTIFICATION

JUL 28 11 57 AM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY



No. 233526