car2362/lrn:12/29/89
SVN503-1515

Take back
car

FROM: SOVRAN BANK/CENTRAL SOUTH

TO: PRAYAT KOPSOMBUT AND
PRAYOTE KOPSOMBUT

This instrument prepared by:
DEARBORN & EWING, ATTORNEYS
Suite 1200, One Commerce Place
Nashville, Tennessee 37239

Address of New Owner:	Send Tax Bills to:	Map-Parcel No.
Prayat Kopsombut and Prayote Kopsombut 2213-8th Avenue, South Nashville, Tennessee 37204	SAME	Map 105-14 Parcel 64

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $180,000.00.

Buyer's Kopsombut
Prayat Kopsombut
Affiant

Subscribed and sworn to before me, this the 29th day of December, 1989.

Carol R. Rice
Notary Public

My Comm. Expires: 3/27/93

NOTARY PUBLIC AT LARGE STATE OF TENN. DAVIDSON CO.

SPECIAL WARRANTY DEED

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, Sovran Bank/Central South, a Tennessee banking corporation, hereinafter called the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto Prayat Kopsombut and Prayote Kopsombut, 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:

(SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED BY REFERENCE AS FULLY AS THOUGH COPIED HEREIN.)

This is improved property known as 2213-8th Avenue, South, Nashville, Tennessee 37204.

TO HAVE AND TO HOLD the said real property together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining to GRANTEES, their heirs and assigns, forever.

GRANTOR further covenants and binds itself, its representatives, successors and assigns to warrant specially and forever defend the title to said real estate to GRANTEES, their heirs and assigns, against the lawful claims of all persons claiming through and under GRANTOR (other than claims arising out of the matters set forth above), but not further or otherwise. 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.

93079

IDENTIFI REFERENCE

JAN 2 11 07 AM '90

DAVIDSON COUNTY, TN

IN WITNESS WHEREOF, GRANTOR has caused this Special Warranty Deed to be executed on the 29th day of December, 1989.

ATTEST:

BY: _____

Title: Assistant Vice President

SOVRAN BANK/CENTRAL SOUTH

BY: _____

Title: VICE PRESIDENT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Al Babish and Jim R Meller, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon their oaths acknowledged themselves to be Vice President and Assistant Vice President respectively of Sovran Bank/Central South, the within named bargainor, a corporation, and that they, as such Vice President and Assistant Vice President being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by Al Babish as such Vice President and Jim R Meller as such Assistant Vice President

Witness my hand and seal, at office in Nashville, Tennessee, this the 29th day of December, 1989.

Carol R Rowlett

NOTARY PUBLIC

CAROL R. ROWLETT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 3/27/93

EXHIBIT A

Land in Davidson County, Tennessee, being the southerly 100 feet of Lot No. 64 on the Waverly Land Company's Plan of Lots, called Waverly Place, as of record in Book 57, page 95, Register's Office for Davidson County, Tennessee, and more particularly described according to a survey of A & A Engineers, Inc., dated December 14, 1989, as follows:

Beginning at an iron pin in the westerly right of way margin of Eighth Avenue South, said pin being 250 feet, plus or minus, north of the northerly right of way margin of Bradford Avenue; thence leaving said right of way S 78° 02' 55" W 231.34 feet to an iron pin in the easterly right of way margin of an Alley; thence with said right of way N 1° 43' 27" E 102.3 feet to an iron pin; thence leaving said right of way N 77° 53' E 207.01 feet to an iron pin in the westerly margin of Eighth Avenue South; thence with said right of way S 12° 02' E 100.0 feet to the point of beginning, said tract containing 21,840 square feet, more or less.

Being the same property conveyed to Sovran Bank/Central South by Trustee's Deed from Sam J. McAllester, III, Substitute Trustee, of record in Book 7891, page 200, said Register's Office.

Together with the following described easements as conveyed in an instrument of record in Book 8016, page 177, said Register's Office:

Easement Area No. 1

An easement for the encroachment of a concrete block garage over and upon the following described property in Davidson County, Tennessee:

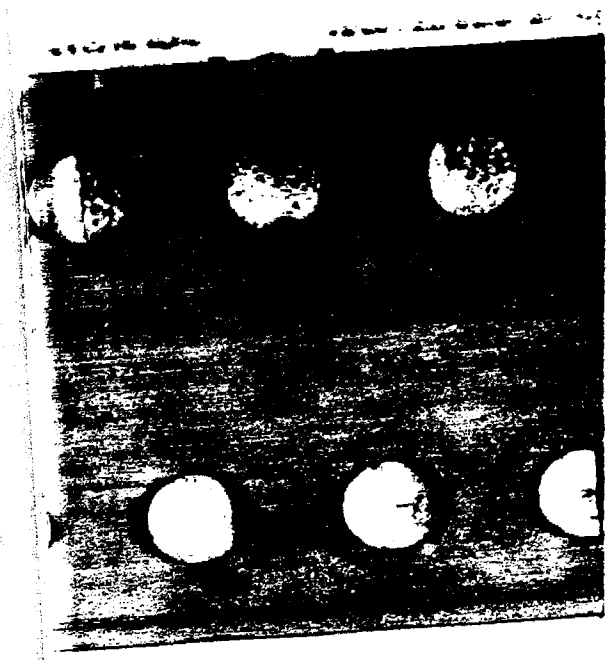
Commencing at the southwest corner of the property conveyed to Sovran Bank/Central South by deed of record in Book 7891, page 200, Register's Office for Davidson County, Tennessee, the same being the southwest corner of Lot No. 64 on the Waverly Land Company's Plan of Lots, called Waverly Place, as of record in Book 57, page 95, said Register's Office; thence N 78° 02' 55" E 46.0 feet to the point of beginning; thence continuing on the same bearing 40.0 feet to a point; thence S 12° 02' E 0.5 feet to a point; thence S 78° 02' 55" W 40.0 feet to a point; thence N 12° 02" W 0.5 feet to the point of beginning.

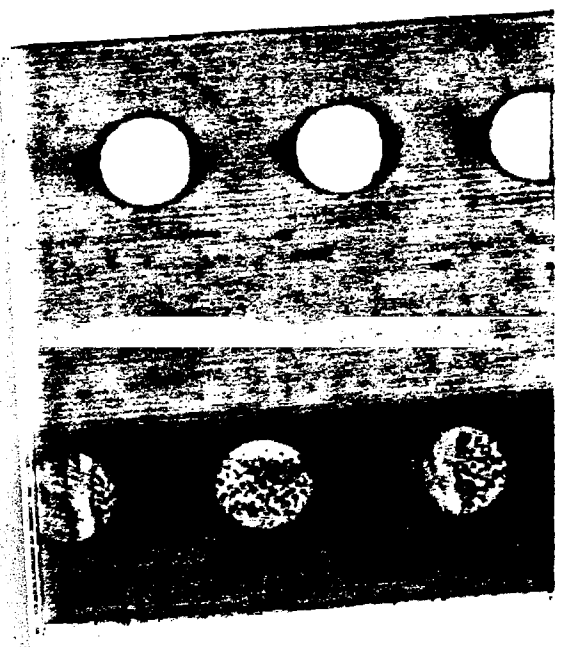
Easement Area No. 2

An easement for the encroachment of a concrete block wall over and upon the following described property in Davidson County, Tennessee:

Commencing at the southwest corner of the property conveyed to Sovran Bank/Central South by deed of record in Book 7891, page 200, Register's Office for Davidson County, Tennessee, the same being the southwest corner of Lot No. 64 on the Waverly Land Company's Plan of Lots, called Waverly Place, as of record in Book 57, page 95, said Register's Office; thence N 78° 02' 55" E 111 feet to the point of beginning; thence continuing on the same bearing 72 feet to a point; thence S 12° 02' E 0.4 feet to a point; thence S 78° 02' 55" W 72 feet to a point; thence N 12° 02' W 0.4 feet to the point of beginning.

RECD 1.00 TAX 2.00 DEED BK 504.00





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

RECEIVED OF _____

FOR _____

BOOK 8616 PAGE 184

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
180000.00
CON TX 594.00
PRFEE 1.00
WDEED 9.00
TOTAL 604.00
CHECK 604.00
01/02/90 01 11106 0001 9245

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

93079

IDENTIFICATION REFERENCE

JAN 2 11 07 AM '90

DAVIDSON COUNTY, TN

No. 280429