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FORM NO. WD-1 REV. 10-86

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 75,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF December, 1989

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

FILE BOX 61

THIS INSTRUMENT WAS PREPARED BY
Walt, Dyer & James Attys., Suite 130,One Burton Hills Blvd., Nashville, TN 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
A. C. S., Inc. (NAME)	First American National Bank (NAME)	118-3-33
566 Rosedale Avenue (STREET ADDRESS OR ROUTE NUMBER)	First American Center, 16th Fl. (STREET ADDRESS)	
Nashville, Tennessee 37211 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37237 (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, Richard Charles McDavitt and wife, Linda A. McDavitt

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO A. C. S., Inc.

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. 2 on the plan of Melrose Heights as of record in Book 1835, page 11, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Richard Charles McDavitt and wife Linda A. McDavitt by deed from Ethel Mai Whitsey, unmarried of record in Book 7393, Page 54, said Register's Office for Davidson County, Tennessee.

Subject to any and all codes and zoning matters and the plan of record in Book 1835, page 11, said Register's Office.

It is agreed and understood 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 to the Kissell Company (now held by Lomas Mortgage, USA) of record in Book 5342, page 852, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said Grantees.

This is unimproved ( ) improved (XX) property, known as 566 Rosedale Avenue; Nashville, Tennessee 37211
(House Number) (Street) (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 28th day of December, 1989

Richard Charles McDavitt

Linda A. McDavitt

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the UNDERSIGNED, a Notary Public in and for said County and State, the within named RICHARD CHARLES MCMAHAN & LUNA AMDAHL

the bargainor, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this 28th day of December, 1989.

Commission expires 5-1-91

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

Notary Public

STATE OF TENNESSEE
Davidson County

9415 01/02 0101 03CHECK 254.50

On this _____ day of _____, 19____, personally appeared before me, _____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the "attorney-in-fact" of _____ and is authorized by them to execute this instrument on their behalf, as their free act and deed.

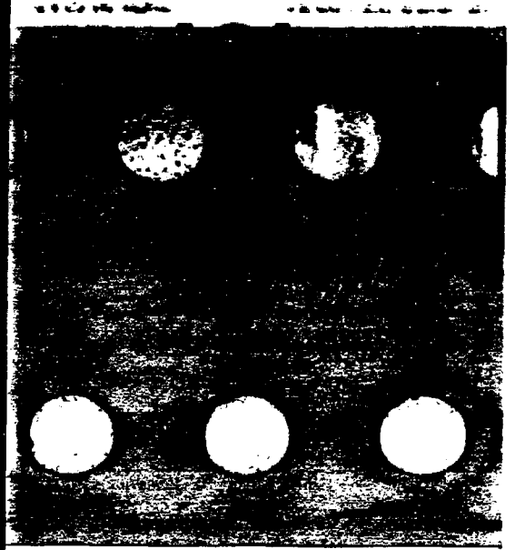
Witness my hand, at office, this _____ day of _____, 19____.

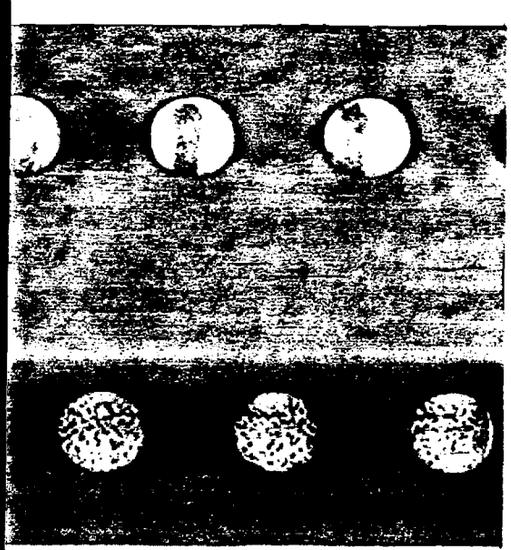
My commission expires: _____

Notary Public

JAN 2 2 14 PM '90
DAVIDSON COUNTY, TN
IDENTIFT REFERENCE

93230





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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 75000.00
CON TX 247.50
PRFEE 1.00
MTEED 6.00
TOTAL 254.50
CHECK 254.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01/02/90 01 14:14 0001 9415

9.32.3 U

IDENTIFT REFERENCE

JAN 2 2 14 PM '90

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 280577