(4)

Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Joel E. Tomlin, Jr. and wife, Patricia R. Tomlin 930 Overton Lea Rd. Nashville, Tn. 37220	PART OF MAP 146-S PARCEL 6	Owner
This instrument prepared by: Boult, Cummings, Conners & Berry (APC) 222 Third Avenue, North, P.O. Box 198062, Nashville, TN 37219		

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, The Brothers Partnership, a Tennessee general partnership composed of Stuart S. Southard and Meredith E. Flautt, Jr. (the "Grantor"), has bargained and sold, and by these presents does transfer and convey to Joel E. Tomlin, Jr. and wife, Patricia R. Tomlin (the "Grantee"), Grantee's heirs and assigns, certain land in Davidson County, State of Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by this reference (the "Property").

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Real estate taxes for the current year which have been prorated between the parties.

2. Deed of Trust in favor of Cully A. Cobb, Jr. and wife, Catheryn T. Cobb of record in Book 8030, page 766, Register's Office for Davidson County.

3. Such other matters as listed on Exhibit A.

This is improved property.

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to the Grantee, Grantee's heirs and assigns, forever.

Grantor covenants with the Grantee that Grantor is lawfully seized and possessed of the Property in fee simple; that Grantor has a good right to convey the Property, and that the Property is unencumbered except as set forth hereinabove.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $245,000.00.

Affiant

Subscribed and sworn to before me this 12th day of January, 1990.

Notary Public
My Commission Expires: 8/2/91

Grantor further covenants and binds itself to warrant and forever defend the title to the Property to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever claiming by, through or under Grantor.

IN WITNESS WHEREOF, the Grantor has executed this Deed this 12th day of January, 1990.

THE BROTHERS PARTNERSHIP

By: Stuart S. Southard 1-12-90
Stuart S. Southard, General Partner

By: Meredith E. Flautt, Jr. 1-12-90
Meredith E. Flautt, Jr., General Partner

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Julia Ann Shannon, Notary Public, Stuart S. Southard, 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 a general partner of The Brothers Partnership, a general partnership, and is authorized to execute this instrument on behalf of The Brothers Partnership.

WITNESS my hand, at office, this 12th day of January, 1990.

Julia Ann Shannon
Notary Public

My Commission Expires: 10/9/92

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Julia Ann Shannon, Notary Public, Meredith E. Flautt, Jr., 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 a general partner of The Brothers Partnership, a general partnership, and is authorized to execute this instrument on behalf of The Brothers Partnership.

WITNESS my hand, at office, this 12th day of January, 1990.

Julia Ann Shannon
Notary Public

My Commission Expires: 10/9/92

WP:APCwdSS1

EXHIBIT "A"

REVISED DEED DESCRIPTION
LOT ONE ON THE RESUBDIVISION OF LOT 4
BRIDAL PATH ESTATES; BLOCK "B"
W&A FILE NO. 131-0190

Property located in the 33rd Councilmanic District of Davidson County, Tennessee, being within the incorporated boundaries of the City of Oak Hill and being a portion of Lot Number Four on the Map of Bridal Path Estates, Block "B" as of record in Plat Book 974, page 77, R.O.D.C., Tennessee; and, being more particularly described according to a survey performed by Wamble & Associates dated January 5, 1990, as follows:

Beginning at an existing concrete monument on the northern right-of-way (50-feet) of Overton Lea Road, said monument being the original southwest corner of aforementioned Lot Number Four and the southeast corner of Lot Number Six, having conveyed to Genevieve Farris as of record in Deed Book 2032, page 354, R.O.D.C., Tennessee; thence, leaving said northern right-of-way and following the east line of said Farris property north 14 degrees 14 minutes 35 seconds west 491.28 feet to an existing fence corner post being Farris's northeast corner, also being the southwest corner of property conveyed to Genevieve Farris as of record in Deed Book 5886, page 775, R.O.D.C., Tennessee, thence, following Farris's east line along a fence north 10 degrees 54 minutes 51 seconds east 89.48 feet to an iron pin set, said pin being in the south line of property conveyed to William Lipscomb Davis as of record in Deed Book 7661, page 690, R.O.D.C., Tennessee; thence, following Davis's said south line north 89 degrees 10 minutes 00 seconds east 215.00 feet to an iron pin set; thence, with the common line between Lots One and Two south 07 degrees 34 minutes 03 seconds east 499.89 feet to an iron pin set on the northern right-of-way of Overton Lea Road; thence, following said northern right-of-way with a curve to the left, having a central angle of 07 degrees 34 minutes 02 seconds, a radius of 1302.18 feet, an arc length of 171.98 feet, a tangent of 86.12 and a chord bearing and length of south 68 degrees 01 minutes 28 seconds west 171.86 feet to an iron pin set; thence, with a curve to the left having a central angle of 00 degrees 36 minutes 26 seconds, a radius of 1790.49 feet, an arc length of 18.98 feet, a tangent of 9.49, and a chord bearing and length of south 67 degrees 18 minutes 41 seconds west 18.98 feet to the point of beginning.

Containing 115,970 square feet or 2.6623 acres.

Being a portion of the same property conveyed to Cully A. Cobb, Jr. and wife, Mary Catheryn, as of record in Deed Book 6542, page 774, R.O.D.C., Tennessee, and being a portion of the same property conveyed to The Brothers Partnership by deed of record in Book 8030, page 761, RODC, Tennessee.

SUBJECT TO:

1. 1990 real estate taxes;

2. Restrictions of record in Book 2029, page 596, RODC, Tennessee;

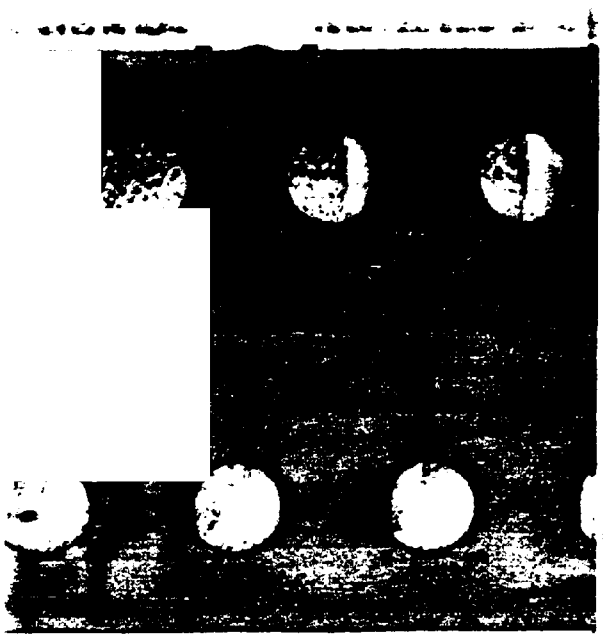
3. One hundred fifty (150) foot minimum building setback line from Overton Lea Road, easement for Bridle Path, and other matters shown on plat of record.

98256

IDENTIF. REFERENCE

Jan 23 4 02 PM '90

5353 01/23 0101 03CHECK 821.50



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

RECEIVED OF _____

FOR _____

BOOK 8030 PAGE 789

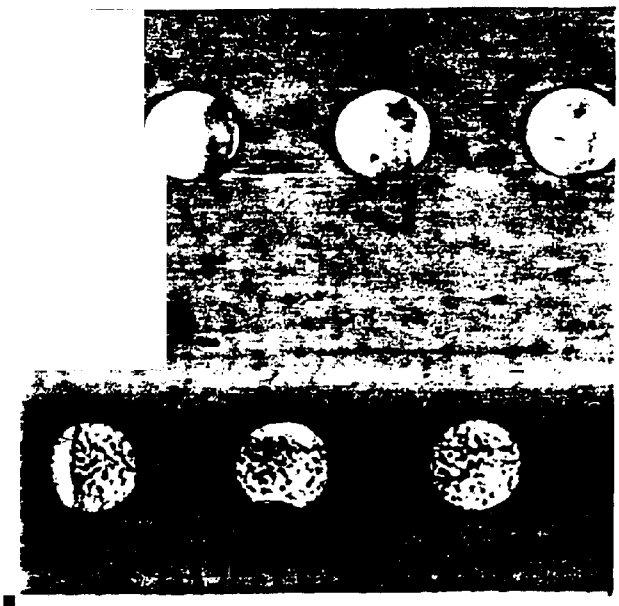
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
245000.00

CON TX	808.50
PRFEE	1.00
WDEED	12.00
TOTAL	821.50
CHECK	821.50

01/23/90 01 16:01 0001 5353



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

98258

IDENTIF. TREFERENCE

JAN 23 4 02 PM '90

FELIX Z. WILSON
DAVIDSON COUNTY TN

No. 286434