Box 17

BOOK 8059 PAGE 588

THIS INSTRUMENT WAS PREPARED BY: M. NORRIS JENKINS, ATTORNEY AT LAW
Suite 230 - 392 Harding Place, Nashville, TN 37211

WARRANTY DEED

Address of New Owner(s):	Send Tax Bills To:	Map/Parcel Numbers:
Franklin B. Driver 340 Elysian Fields Road Nashville, TN 37211	Standard Federal Savings Bank P.O. Box 9481 Gaithersburg, MD 20898-9481	Map 133-15 Parcel 38

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged;

we, Marshall Spurlock and wife, D. Jean Spurlock

hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto

Franklin B. Driver and wife, Carol J. Driver

hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows, to-wit:

Being Lot No. 44 on the Plan of Paragon Hills Subdivision, of record in Plat Book 3300, page 100, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Marshall Spurlock and wife, D. Jean Spurlock by deed from HBO Group, a partnership, of record in Book 7726, page 293, Register's Office for Davidson County, Tennessee.

The property is subject to a certain Trust Deed to Michael G. Fields and wife, Pamela J. Fields, dated April 28, 1986, recorded in the land records of Davidson County, State of Tennessee, on April 30, 1986, in Book 6842, page 773, and Grantees, jointly and severally, expressly assume and promise to keep and perform all covenants and obligations of the Grantor therein named and further jointly and severally expressly assume and promise to pay the obligation under the terms of the said Trust Deed; this agreement of assumption being evidenced by the Grantees' acceptance of this Deed.

unimproved ( )
This is improved (x) property, known as 340 Elysian Fields Road
Nashville, TN 37211

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 assigns, to warrant and defend title 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.

[redacted]

Witness our hands this 2nd day of March, 1990.

Marshall Spurlock
MARSHALL SPURLOCK

D. Jean Spurlock
D. JEAN SPURLOCK

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Marshall Spurlock and D. Jean Spurlock, the within named bargainors, 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 Nashville, Tennessee, this 2nd day of March, 1990.

My Commission Expires:
1-25-93

NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $51,818.15.

AFFIANT

Subscribed and sworn to before me this 2nd day of March, 1990.

My Commission Expires:
1-25-93

NOTARY PUBLIC

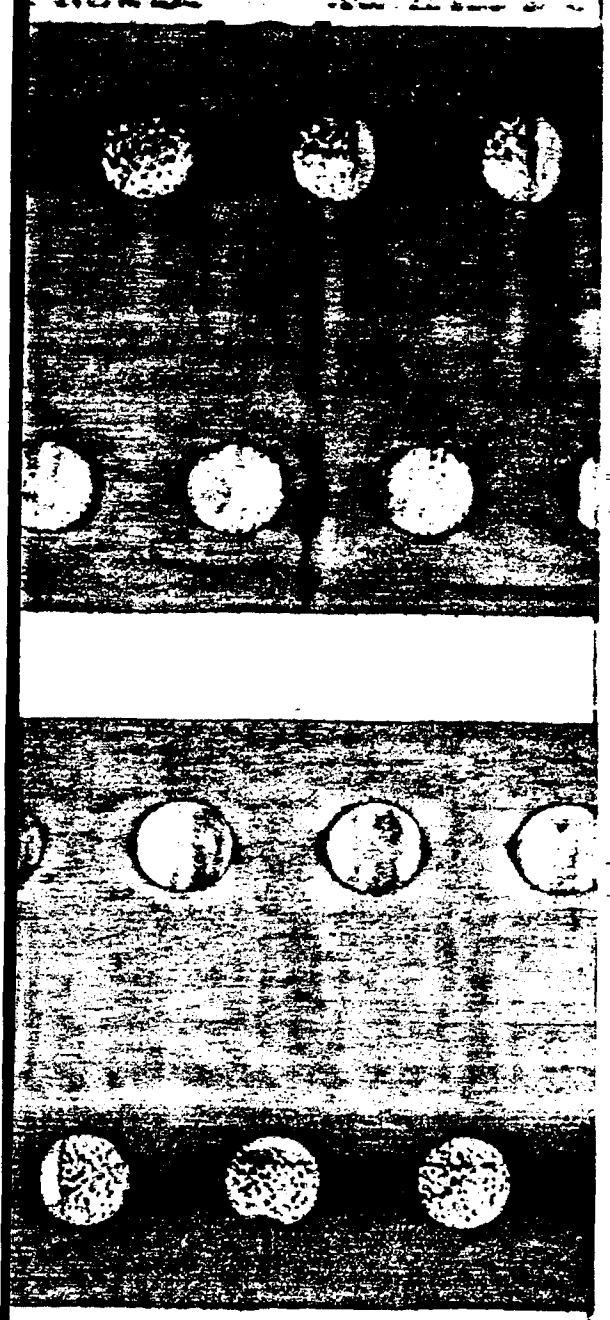
0172 03/07 0101 03CHECK 177.94

Q 8 8 5 8

IDENTIF. REFERENCE

Mar 7 11 08 AM '90

DAVIDSON COUNTY TN.



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 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	51818.15
CON TX	170.94
PRFEE	1.00
WDEED	6.00
TOTAL	177.94
CHECK	177.94

03/07/90 01 11:08 0001 0172

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08858

IDENTIF. TREFERENCE

MAR 7 11 08 AM '90

DAVIDSON COUNTY TN.

No. 298670