BOOK 8066 PAGE 422

car2596/lrn:3/14/90
SVN503-1535

FROM: SOVRAN BANK/CENTRAL SOUTH

TO: DAVID GREENE AND WIFE, ALICIA ANN GREENE

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.
David Greene & wife, Alicia Ann Greene	Sovran Mtg. Corp.	Map 144
5916 Hillsboro Rd.	P. O. Box 26388	Parcel 60
Nashville, Tn. 37215	Richmond, Virginia 23260-6388	

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $370,000.00.

David Greene
Affiant

Subscribed and sworn to before me, this the 15th day of March, 1990.

Carol R. Lunn
Notary Public

My Comm. Expires: 3/27/93

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 David Greene and wife, Alicia Ann Greene, 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 5916 Hillsboro Road, Nashville, Tennessee 37215.

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.

IDENTIF. REFERENCE
MAR 16 11 29 AM '90
DAVIDSON COUNTY TN.

11435

IN WITNESS WHEREOF, GRANTOR has caused this Special Warranty Deed to be executed on the 15th day of March, 1990.

ATTEST:

BY: J. Lee Snodgrass

Title: Assistant Vice President

SOVRAN BANK/CENTRAL SOUTH

BY: Al Babick

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 Babick and J. Lee Snodgrass, 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 Asst. Vice President respectively of Sovran Bank/Central South, the within named bargainor, a corporation, and that they, as such Vice President and Asst. 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 Babick as such Vice President and J. Lee Snodgrass as such Asst Vice President.

Witness my hand and seal, at office in Nashville, Tennessee, this the 15th day of March, 1990.

Carol R. Rivers
NOTARY PUBLIC

My Commission Expires: 3/27/93

Land in Davidson County, Tennessee, being part of Lot No. 6 on the Plan of the W. W. Mooney Lands as of record in Minute Book 4, page 191, County Court of Davidson County, and described according to survey of William Collier Parrish, dated April 4, 1957, revised December 18, 1973, by James A. Hamilton, Jr., Surveyor and by survey of John Kohl, dated January 17, 1974, as follows:

Beginning at a spike in the center of a roadway said point being 643.2 feet eastwardly from the center line of Hillsboro Road as measured along the center line of said roadway; thence with the center of said roadway the following calls and distances: S 29° 40' E 57.0 feet, S 25° E 75 feet; S 29° 30' E 60.0 feet, S 39° 10' E 67.2 feet, and S 43° 05' E 9.4 feet to a railroad spike; thence S 1° 22' 57" W along the westerly boundary of Joseph W. Rowland, 376.34 feet to an iron pin the northerly boundary of Pritchett and Company; thence N 81° 32' W 44.6 feet to a monument in the northeast corner of Lot 1, Otter Creek Estates; thence with the North boundary of said Lot 1, N 81° 32' W 253.0 feet to a corner post and iron pin; thence with the East boundary of Hayes property N 24° 35' E 261 feet to a large corner post; thence with the North boundary of Hayes, N 66° 05' W 104.3 feet to an iron pin; thence N 25° 52' E 353 feet to the beginning.

Being the same property conveyed to Sovran Bank/Central South by quitclaim deed from Harold J. DeBlanc, Jr., and wife, Georgie S. DeBlanc, of record in Book 7711, page 160, Register's Office for Davidson County, Tennessee.

The above property is conveyed subject to the following:

1. 1990 Metropolitan Government taxes.

2. Rights of others in and to a common driveway serving the subject property and other properties for ingress and egress to and from Hillsboro Road and any obligations for the maintenance thereof as referenced in the deed of record in Book 4575, page 546, and as more fully described in the deeds of record in Book 1118, page 112, and Book 2876, page 74, said Register's Office.

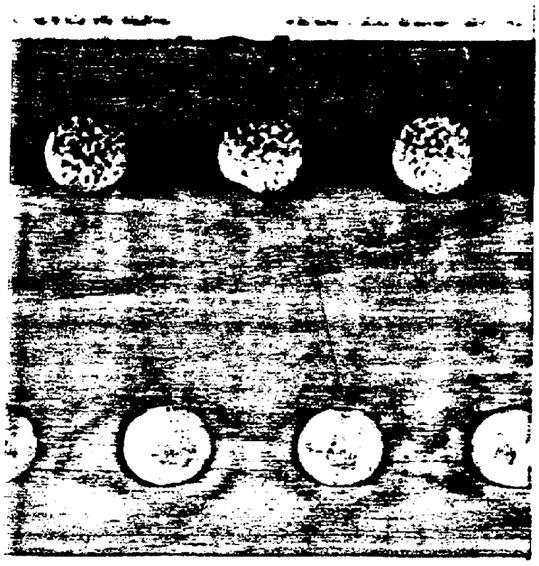
3. Title to that portion of the premises embraced within the bounds of any streets, roads or highways.

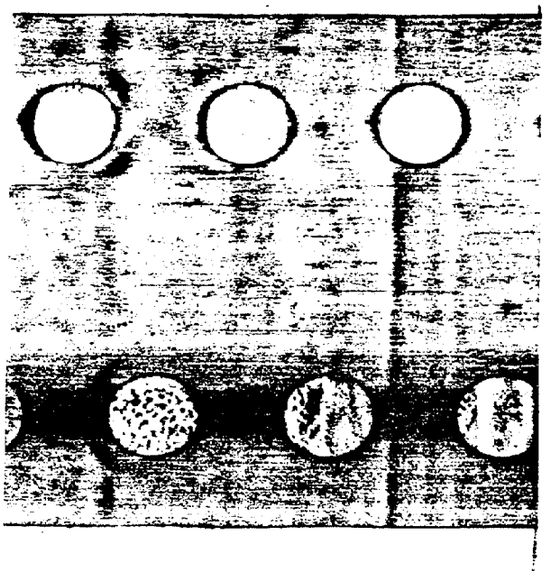
4. All matters shown on the survey of John Kohl & Company, P.C., dated March 9, 1990, file number 20143-G 46.

3260 03/15 2101 03CHECK 1231.00

THIS INSTRUMENT PREPARED BY:

M





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

RECEIVED OF _____

FOR _____

BOOK 8066 PAGE 425

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	
				370000.00
			CON TX	1221.00
			PRFEE	1.00
			WDEED	9.00
			TOTAL	1231.00
			CHECK	1231.00
03/16/90		01	11:27 0001	3200

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

IDENTIF. TREFERENCE

MAR 16 11 29 AM '90

FELIX Z. WILSON
DAVIDSON COUNTY TN.

No. 301659