ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Barbara L. Savage, etal 746 Roycroft Place Nashville, TN 37203	Glendale Federal Bank P.O.Box 85366 San Diego, CA 92138	Map 119-06-0 Parcel 017.00

This instrument prepared by: Robert J. Notestine, III, Attorney at Law, 104 Woodmont Blvd., Suite 501, Nashville, Tennessee 37205.

6565 03/29 0101 03CHECK 64.75

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, We, William R. Eller, Sr. and wife, Helon C. Eller (the "Grantors"), have bargained and sold, and by these presents do transfer and convey unto Barbara A. Savage, Leslie A. Miller, Vivian Ann Holder and Linda Lee Johnson, all being unmarried (the "Grantees"), Grantees's successors 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. 140 on the Map of the resubdivision of Lots Nos. 3 and 4 and part of Lots Nos. 5 and 6 in the Cumberland Nurseries as of record in Book 332, page 148, Register's Office for Davidson, County, Tennessee.

Said Lot No. 140 fronts 57.3 on the southerly side of Elberta Street and runs back 150 feet o the westerly line and 150.1 feet on the easterly line to an alley, measuring 53 feet thereon.

Being the same property conveyed to William R. Eller, Sr. and wife, Helon C. Eller by Warranty Deed from Watt Durham, Jr., unmarried of record in Book 5872, page 904, said Register's Office for Davidson County, Tennesssee.

This is improved property commonly known as 97 Elberta Drive, Nashville, Tennessee 37211.

Subject to any and all existing restrictions and easements of record.

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON)
[
[The actual consideration or value, whichever is greater for
[this transfer is $17500.00.
[
[Affiant
[Subscribed and sworn to before me this
[27th day of March, 1990.
[
[
[Notary Public
[My Commission Expires: May 17 1990
[

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees's successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 27th day of March, 1990.

14294

IDENTIF. TREFERENCE
MAR 29 8 21 AM '90
DAVIDSON COUNTY TN.

William R. Eller, Sr.

Helon C. Eller

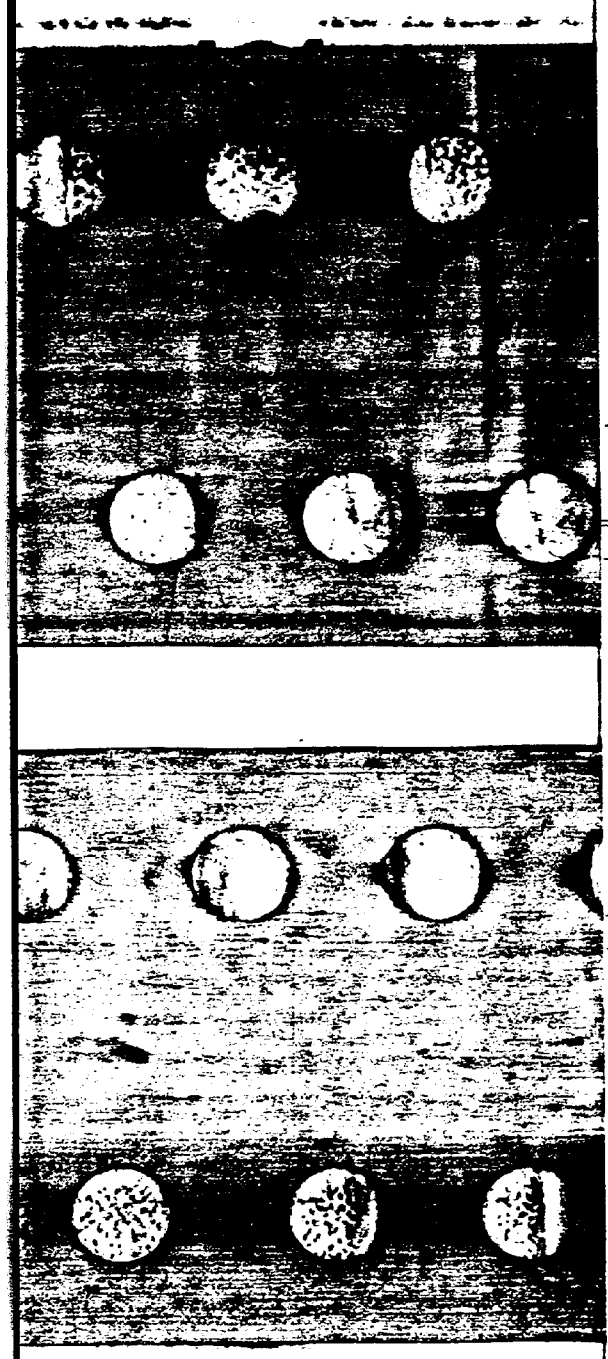
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William R. Eller, Sr. and wife, Helon C. Eller, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 27th day of March, 1990.

Notary Public

My Commission Expires: May 17, 1990



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

RECEIVED OF _____

FOR _____

BOOK 8074 PAGE 910

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	17500.00
MOR TX	57.75
ERR	CO
MOR TX	57.75-
CON TX	57.75
PRFEE	1.00
MDEED	6.00
TOTAL	64.75
CHECK	64.75

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 03/29/90 01 08:21:0001 6565

II 4294

IDENTIF. REFERENCE

MAR 29 8 21 AM '90

DAVIDSON COUNTY TN.

No. 304980