Send Tax Bills To:
METROPOLITAN FED. SAVINGS & LOAN
PO BOX 995
NASHVILLE TN 37202-0995
LOAN # 21-0825-310
MAP 96-6
PARCEL 137.1

This Instrument Prepared By:
Randall P. B. Harris
Attorney at Law (BPR #4769)
903 Church Street
Nashville, Tennessee 37203
From Information Furnished
By the Parties

FROM: Homer Martin

TO: Robert H. Petty

IDENTIF. REFERENCE 29694

FILED & RECORDED IN REGISTER'S OFFICE DAVIDSON COUNTY, TN.
MAY 30 2 07 PM '90

WARRANTY DEED

STATE OF TENNESSEE]
ss.
COUNTY OF DAVIDSON]

RUSH

FOR AND IN CONSIDERATION of the sum of Fifty-Five Thousand Dollars ($55,000.00), cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, I, the undersigned, HOMER MARTIN, a single person, have this 29th day of May, 1990, bargained and sold and do hereby transfer, sell and convey in fee simple unto ROBERT H. PETTY, a single person, his heirs and assigns, forever, that certain parcel of real estate situated in the 3rd Civil District of Davidson County, Tennessee, and being more particularly described as follows:

Land in the 3rd Civil District of Davidson County, Tennessee, being a part of the Richmond Tract, described as follows: Beginning at a concrete monument in the southerly margin of Stewart's Ferry Road, said concrete monument being 136.6 feet from the easterly margin of McCampbell Road, at its intersection with Stewart's Ferry Road: thence south 54 degrees 51 minutes East 84 feet to a point; thence south 35 degrees 9 minutes West 232.4 feet to a point; thence North 58 degrees 16 minutes West 84.2 feet to a concrete monument; thence North 35 degrees 9 minutes East 238.1 feet to the point of beginning.

Being the same property conveyed to Homer Martin by Quitclaim Deed from Homer Martin and Toma R. Martin of record in Book 4557, Page 51, Register's Office for said County.

This property is subject to sewer easement to Metropolitan Government of Nashville and Davidson County of record in Book 6232, Page 975, Register's Office for said County.

This is improved property known as 204 & 206 Stewart's Ferry Pike, Nashville, TN 37214.

TO HAVE AND TO HOLD the aforesaid parcel of real estate and all of the appurtenances, estate, title and interest thereunto belonging, unto the said ROBERT H. PETTY, his heirs and assigns, forever.

I covenant with the said ROBERT H. PETTY that I am a single person and not one and the same person as Robert H. Martin; that I am not, nor ever have been, married to Brenda Viar a/k/a Brenda Martin; that I am lawfully seized and possessed of said real estate; that I have a good right to convey the same; and that it is unencumbered except for a promissory note and first mortgage Deed of Trust (Book 6947, page 561, Register's Office for

Davidson County, Tennessee) dated August 12, 1986, and held by Attorneys Title Company, Inc., Trustee, for Metropolitan Federal Savings and Loan Association which shall be assumed by the Grantee herein, and by lien of the not yet due and payable 1990 Davidson County property taxes which shall be assumed by the Grantee herein.

I further covenant and bind myself, my heirs and representatives, forever to warrant and defend the title to said real estate unto the said ROBERT H. PETTY, his heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, I, Homer Martin, have hereunto set my hand this day and date first above written.

Homer Martin
HOMER MARTIN

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Homer Martin, the bargainor herein, with whom I am personally acquainted, and who acknowledged before me that he executed the foregoing Warranty Deed for the purposes therein contained.

Witness my hand and official seal at office in Nashville, Tennessee, this the 29th day of May, 1990.

Pamela Wilson
NOTARY PUBLIC
My Commission Expires JAN. 9, 1991
Commission expires: _____

Affiant, Homer Martin, hereby swears or affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $55,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

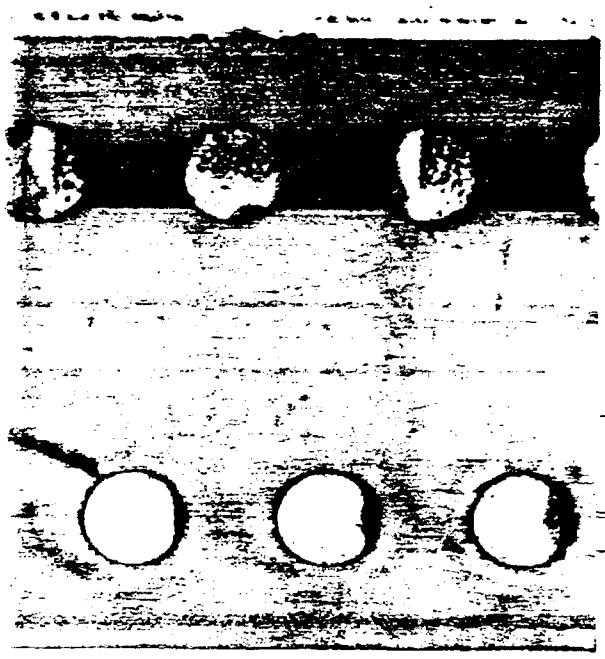
Homer Martin
AFFIANT

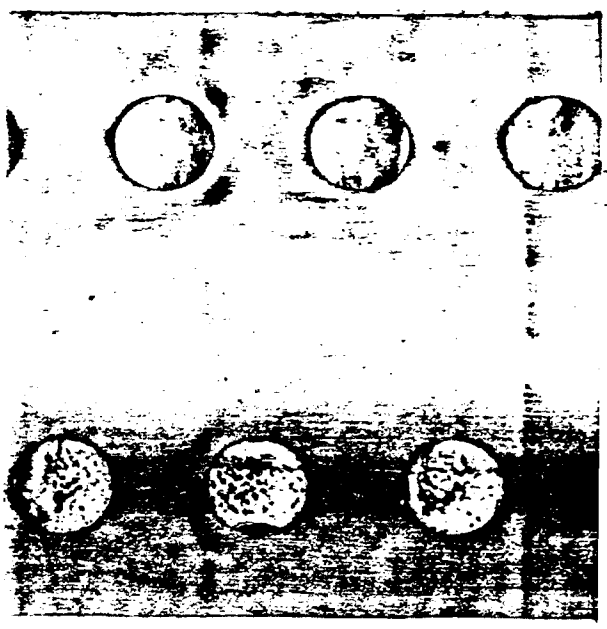
Subscribed and sworn to before me

this the 29th day of May, 1990.

Pamela Wilson
NOTARY PUBLIC
My Commission Expires JAN. 9, 1991
Commission expires: _____

5723 05/30 0101 03CHECK 188.50





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8119 PAGE 69

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 55000.00
CON TX 181.50
PRFEE 1.00
MDEED 6.00
TOTAL 188.50
CHECK 188.50

05/30/90 01 14:06 0001 5783

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

29694

IDENTIF. TREFERENCE

MAY 30 2 07 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 323179