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STATE OF TENNESSEE]

COUNTY OF Davidson]

The actual consideration or value whichever is greater, for this transfer is $ 145,000.00

Subscribed & sworn to before me, this the 20th day of July, 19 90.

Notary

Commission Expires: 9/11/92

This Instrument prepared by:
Mark A. Ellmore, Jr., Atty. 388 Harding Place, Nashville, TN 37211

New Owner	Mortgagee	Map & Parcel
Kids RX, Inc		84-16-151
228 Shady Grove	same	
Nashville, TN 37214		

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, we Carl E. Cunningham and wife, Kathleen H. Cunningham hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Kids RX, Inc. hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in the 3rd, formerly the 2nd Civil District of Davidson County, Tennessee, being the northerly 70 feet of Lot Nos. 1 and 2 on the plan of Donelson Heights Subdivision, not of record, described together according to a survey made by James A. Hamilton, Jr., Surveyor, October 22, 1954, as follows:

Beginning at an iron pin on the westerly margin of Shady Grove Road 126.1 feet northerly from the northerly margin of Lebanon Pike as widened; thence westwardly 220 feet to an iron pin; thence northwardly 70 feet to the southwest corner of Lot No. 3 on said plan; thence with the line between said Lots 1, 2, and 3 eastwardly 220 feet to an iron pin of the westerly margin of said Shady Grove Road; thence with the westerly margin of said road, southwardly 70' feet to the beginning.

Being the same property conveyed to Carl E. Cunningham and wife, Kathleen H. Cunningham by deed from W. H. Freeman and wife Marie T. Freeman of record in Book 3114, page 175, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

This is unimproved ( ) improved (XX) 228 Shady Grove, Nashville, TN 37214

To have & to hold the said tract or parcel of land, with the appurtenances estate, title & interest thereto belonging to the said Grantees their heirs and assigns, forever & 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, & the same is unencumbered, unless otherwise herein set out, & we do further covenant & bind ourselves, our heirs, & representatives, to warrant & forever defend the title to the said land to the said Grantees, their heirs & assigns, against the lawful claims of all persons whomsoever. Wherever need, the singular number shall include the plural, the plural, the singular, & the use of any gender shall be applicable to all genders.

Witness our hands this 20th day of July, 19 90.

Carl E. Cunningham

Kathleen H. Cunningham

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in & for said County & State, the within named Carl E. Cunningham and wife, Kathleen H. Cunningham

the bargainor___, with whom I am personally acquainted, & who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand & official seal at Nashville, Tennessee, this 20th day of July, 19 90.

Commission Expires:
9/11/1990

Lynda Kaye Jones
Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, a Notary Public within & for the State & County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted & who upon (his/her oath, their oaths) acknowledged (himslef, herself, themselves) to be the _____ & _____ of the the within named bargainor, a corporation, and that (he/she, they) as such _____ & _____ being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____ & _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

Commission Expires:
_____

_____
Notary Public

44129

WARRANTY DEED

FROM

TO

IDENTIFICATION REFERENCE

JUL 25 11 13 AM '90

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

3346 07/25 0101 03CHECK 485.50

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 TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT
145000.00
CON TX 478.50
PRFEE 1.00
WDEED 6.00
TOTAL 485.50
CHECK 485.50
07/25/90 01 11:14 0001 3346

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4 4 1 2 9

IDENTIFICATION REFERENCE

Jul 25 11 13 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN

No. 340147