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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF September, 1990

Notary Public

MY COMMISSION EXPIRES: 9/25/93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
I. DYKE TATUM, Attorney
Suite 200, Arena Place, 2001 Charlotte Avenue, Nashville, Tennessee 37203

ADDRESS NEW OWNER (S) AS FOLLOWS	Mortgagee: None	MAP-PARCEL NUMBERS
Paul W. Fain	Send Tax Bills To: New Owner	61-4-157
(NAME)	(NAME)	
808 Argle Avenue		11D-76600
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, TN 37115		
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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, James V. Morton, III, and Donald Kay Morton and Randall C. Morton and George Anthony Morton* as Co-Executors of the Estate of James V. Morton, Jr., Deceased HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Paul W. Fain and wife, Jewell Fain * Individually and 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:

LAND in Davidson County, Tennessee, being Lot No. 1 of Block "C" on the revised plan of Power and Koth's Madison Park Subdivison as of record in Book 843, page 7, Register's Office for said County.

SAID Lot No. 1 fronts 108 feet on the westerly side of Argle Avenue, and runs back 166.4 feet on the southerly line and 132.4 feet on the northerly line with the southerly margin of Madison Boulevard to a dead line and measures 143.25 feet thereon.

BEING the same property conveyed to James V. Morton, Jr. and wife, Bedelia K. Morton by deed from Paul E. King and wife, Helon F. King of record in Book 3646, page 547, Register's Office for Davidson County, Tennessee. Bedelia K. Morton having predeceased James V. Morton, Jr. The said James V. Morton, Jr. having since died, leaving a Will of record in Will Book 171, page 233, Probate Court for Davidson County, Tennessee, appointing James V. Morton, III, Donald Kay Morton, Randall C. Morton and George Anthony Morton as Co-Executors and authorizing them to convey property.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

This instrument is executed on behalf of Donald Kay Morton by Randall C. Morton as his Attorney-in-Fact pursuant to a Power of Attorney which is being placed of record with this instrument.

This instrument is executed on behalf of George Anthony Morton by Patricia Ann Morton as his Attorney-in-Fact pursuant to a Power of Attorney which is being **

This is improved (XX) unimproved ( ) property, know as 808 Argle Avenue, Madison, TN 37115
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 convenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, 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.

Witness their hands this 7th day of September, 1990

Donald Kay Morton

Donald Kay Morton

BY: Randall C. Morton, Attorney-in-Fact

James V. Morton, III

George Anthony Morton

George Anthony Morton

BY: Patricia Ann Morton, Attorney-in-Fact

Randall C. Morton

Randall C. Morton

PLEASE SEE ATTACHED EXHIBIT "A" FOR POWER OF ATTORNEY ACKNOWLEDGMENTS

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James V. Morton, III and Randall C. Morton

the bargainor s, 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 7th day of September, 19 90

Commission expires 9/25/93

Notary Public

* or proved to me on the basis of satisfactory evidence.

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted * and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, 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 _____, and attesting the same by the said _____ as such _____.

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

My commission expires _____

Notary Public

* or proved to be on the basis of satisfactory evidence.

WARRANTY DEED

FROM

TO

I. DYKE TATUM, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, Tennessee 37203

*** placed of record with this instrument.

This is to certify that Donald Ray Morton and Donald R. Morton are one and the same person.

This is to certify that George Anthony Morton and George A. Morton are one and the same person.

EXHIBIT "A"

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POWER OF ATTORNEY ACKNOWLEDGMENTS

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 Randall C. Morton, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument on behalf of Donald Ray Morton as his Attorney-in-Fact as the free act and deed of the within named Donald Ray Morton.

WITNESS my hand and official seal at Nashville, Tennessee, this 7th day of September, 1990.

Notary Public

My Commission Expires: 9/25/93

LYKE TATUM NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE

7415 09/10 0101 03CHECK 208.00

COUNTY OF DAVIDSON

PERSONALLY appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Patricia Ann Morton, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument on behalf of George Anthony Morton as his Attorney-in-Fact as the free act and deed of the within named George Anthony Morton.

WITNESS my hand and official seal at Nashville, Tennessee, this 7th day of September, 1990.

Notary Public

My Commission Expires: 9/25/93

LYKE TATUM NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

56072

IDENTIFICATION REFERENCE

SEP 10 11 32 AM '90

FELIX Z WILSON JR REGISTER
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 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	60000.00
CON TX	198.00
PRFEE	1.00
WDEED	9.00
TOTAL	208.00
CHECK	208.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 32 0001 7415

56072

IDENTIFICATION REFERENCE

SEP 10 11 31 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 354086