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[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NOS.]
[ ]	[ ]	[ ]
[Howard Eugene Taylor]	[Sovran Mortgage Corp.]	[Map and Parcel]
[807 Lynwood Blvd.]	[ATTN: Tax Department]	[ ]
[Nashville, TN 37205]	[P.O. Box 26388]	[130-1-38]
[ ]	[Richmond, VA 23260-6388]	[ ]

[This instrument prepared by: Cindy S. Smith, Attorney at Law,]
[2525 Lebanon Road, Nashville, Tennessee 37214 (Box 27-Bottom)]

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 (10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, Ronald C. Smith and wife, Linda W. Smith, (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto Howard Eugene Taylor, unmarried, the ("Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows to wit:

Being Lot No. 20 on the Revised Plat of New Golf Club Subdivision, of record in Plat Book 421, Page 185, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Ronald C. Smith and wife, Linda W. Smith, by deed from David R. Fleming and wife, Corinne E. Fleming, of record in Book 7732, Page 556, Register's Office for Davidson County, Tennessee.

This is improved property commonly known as 807 Lynwood Blvd., Nashville, TN 37205.

CONVEYANCE OF SUCH PROPERTY IS MADE EXPRESSLY SUBJECT TO THE FOLLOWING: (1) Restrictive Covenants of record in Book 653, Page 112, said Register's Office.

[STATE OF TENNESSEE]
[COUNTY OF Davidson]
[The actual consideration or value, whichever is greater for this]
[transfer is $209,000.00.]
[Eugene Howard Taylor]
[Affiant]
[Subscribed and sworn before me this 15th day of November, 1990.]
[Cindy S. Smith]
[Notary Public]
[My Commission Expires: 7/23/94]

NOTARY PUBLIC AT LARGE TENNESSEE

73367

IDENTIF. REFERENCE

Nov 16 3 50 PM '90

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

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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' 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 herein.

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.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 15th day of November, 1990.

0678 11/28 0101 03CHECK 6.00

Ronald C. Smith
Ronald C. Smith

Linda W. Smith
Linda W. Smith

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Ronald C. Smith and wife, Linda W. Smith, with whom I am personally acquainted, or who 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 15th day of November, 1990.

Cindy S. Smith
Notary Public
My Commission Expires: 7/23/94

RE-RECORD
75360

IDENTIF. REFERENCE

Nov 29 ... '90