W4:car3484/crm:12/26/90
SVN234-211

BOOK 8264 PAGE 289

FROM: SOVRAN BANK/CENTRAL SOUTH

TO: Edward L. Greer and wife, Lenee M. Greer

This instrument prepared by: DEARBORN & EWING, ATTORNEYS
Suite 1200, One Commerce Place
Nashville, Tennessee 37239

Address of New Owner:	Send Tax Bills to:	Map-Parcel No.
Edward L. Greer and wife, Lenee M. Greer	Sovran Mtg. Corp.	Map 90-16
534 River Rouge Drive	P.O. Box 26388	Parcel 164
Nashville, TN 37209	Richmond, Virginia 23260-6388	

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $76,000.00.

Edward L. Greer
Affiant

Subscribed and sworn to before me, this the 26th day of December, 1990.

Carol R. Lewis
Notary Public

My Comm. Expires: 3/27/93

SPECIAL WARRANTY DEED

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, Sovran Bank/Central South, (formerly Commerce Union Bank), a Tennessee banking corporation, hereinafter called the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto Edward L. Greer and wife, Lenee M. Greer, 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:

(SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED BY REFERENCE AS FULLY AS THOUGH COPIED HEREIN.)

This is improved property known as 534 River Rouge Drive, Nashville, Tennessee 37209.

TO HAVE AND TO HOLD the said real property together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining to GRANTEES, their heirs and assigns, forever.

GRANTOR further covenants and binds itself, its representatives, successors and assigns to warrant specially and forever defend the title to said real estate to GRANTEES, their heirs and assigns, against the lawful claims of all persons claiming through and under GRANTOR (other than claims arising out of the matters set forth above), but not further or otherwise. 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.

81896
IDENTIF. TREFERENCE
DEC 27 11 08 AM '90
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

IN WITNESS WHEREOF, GRANTOR has caused this Special Warranty Deed to be executed on the 26th day of December, 1990.

ATTEST:

BY: _____

Title: V.P.

SOVRAN BANK/CENTRAL SOUTH

BY: George L. Patton

Title: V-P.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared George L Patton and Al Babick, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon their oaths acknowledged themselves to be Vice President and Vice President respectively of Sovran Bank/Central South, the within named bargainor, a corporation, and that they, as such Vice President and Vice President being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by Gary L. Patton as such Vice President and Al Babick as such Vice President.

Witness my hand and seal, at office in Nashville, Tennessee, this the 26th day of December, 1990.

Carol R Kelly
NOTARY PUBLIC

My Commission Expires: 3/27/93

EXHIBIT A

Land in the 8th Civil District of Davidson County, Tennessee, being Lot No. 664 on the Map of Charlotte Park, Section Eleven, as of record in Book 2900, pages 79 and 80, Register's Office for said County.

Said Lot No. 664 fronts 75.0 feet on the northeasterly side of River Rouge Drive and extends back 208.9 feet on the northwesterly line and 204.2 feet on the southeasterly line, to a line in the rear on which it measures 75.0 feet.

Being the same property conveyed to Sovran Bank/Central South by Successor Trustee's Deed from Overton Thompson, III, Substitute Trustee, of record in Book 8180, page 211, Register's Office for said County.

The above property is conveyed subject to all matters as shown on the plan of record in Book 2900, pages 79 and 80, Register's Office for said County.

2184 12/27 0101 03CHECK 260-80

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8264 PAGE 292

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 76000.00
CON TX 250.80
PRFEE 1.00
WDEED 9.00
TOTAL 260.80
CHECK 260.80

12/27/90 01 11:07 0001 2184

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

81-8996

IDENTIF. REFERENCE

DEC 27 11 08 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 384567