ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Gregory Luken Elizabeth Luken 3809 Nevada Drive Nashville, Tennessee 37209	AmSouth Mortgage Co. P.O. Box 847 Birmingham, AL 35201	Map 11W-72130 Parcel 243

This instrument prepared by: Robert J. Notestine, III, Attorney at Law, 104 Woodmont Blvd., Suite 501, Nashville, Tennessee 37205.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, We, Hal E. Wilson, Jr. and wife, Martha Wilson (the "Grantors"), have bargained and sold, and by these presents do transfer and convey unto Gregory Luken and wife, Elizabeth Luken (the "Grantees"), Grantees's successors 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 the easterly 50 feet of the westerly 200 feet of Block 30 on the Map of Charlotte Park, Second Addition extended, as of record in Book 421, page 10, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 30 fronts 50 feet on the southerly side of Nevada Avenue and extends back between parallel lines 150 feet to an alley.

Being the same property conveyed to Hal E. Wilson, Jr. by Warranty Deed from Arthur Chester Morris, III and wife, Bettye J. Morris of record in Book 7338, page 853, said Register's Office for Davidson County, Tennessee.

Martha Wilson wife of Hal E. Wilson, Jr. joins in this conveyance to relinquish her marital rights.

This is improved property commonly known as 3809 Nevada Avenue, Nashville, Tennessee 37209.

Subject to any and all existing restrictions and easements of record.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantees to assume the unpaid balance of a note secured by a first mortgage deed of trust to Collateral Investment of record in Book 5118, page 487, said Register's Office and that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the grantees and to indemnify the Veterans Administration to the extent of any claim of payment arising from the guaranty for insurance of the indebtedness above mentioned.

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON)
[
[The actual consideration or value, whichever is greater for
[this transfer is $30,000.00.
[
[Affiant
[Subscribed and sworn to before me this
[18th day of January , 1991.
[
[
[Notary Public
[My Commission Expires: March 26, 1994
[

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's 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 hereinabove.

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.

IN WITNESS WHEREOF, the Grantors has caused this Deed to be executed this 18th day of January , 1991.

92003 IDENTIF. REFERENCE FEB 12 9 04 AM '91 FELIX A. DAVIDSON CLERK & MSTR. DAVIDSON COUNTY, TN.

Hal E. Wilson, Jr.

Martha Wilson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

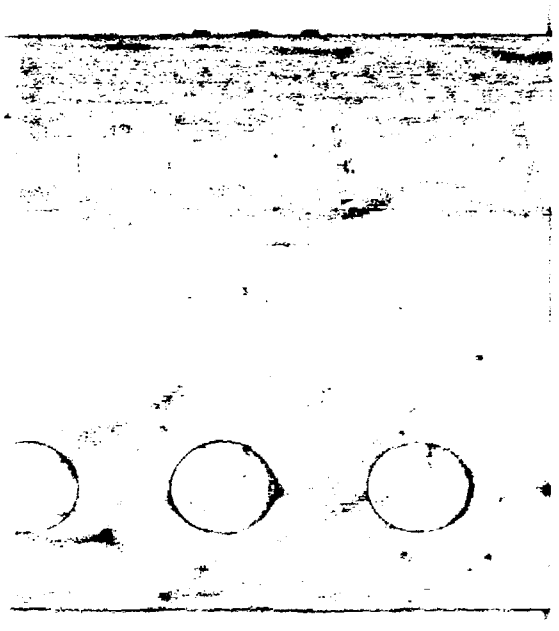
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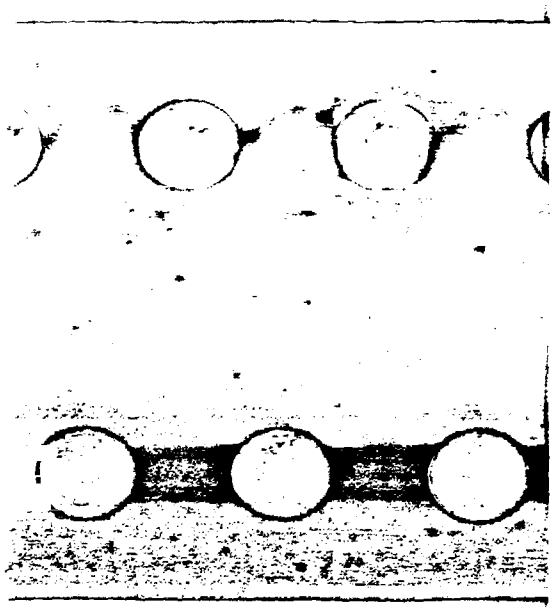
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Hal E. Wilson, Jr. and wife, Martha Wilson, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 18th day of January , 1991.

Notary Public

My Commission Expires: March 26, 1994





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8290 PAGE 856

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 30000.00
CON TX 99.00
PRFEE 1.00
WDEED 6.00
TOTAL 106.00
CHECK 106.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 02/11/91 01 0105 0001 5854

92003

IDENTIF. REFERENCE

FEB 12 9 04 AM '91

FELIX Z. WILSON
DAVIDSON COUNTY TN.

No. 396171