This instrument prepared by:
FRANK E. CLAYTON, Esq. * JACOBS, HOLT & MASTEN
311 White Bridge Road * Nashville, Tennessee 37209 * 615/353-0930

Address New Owner(s)	Send Tax Bills to:	Map-Parcel No.
David G. Patterson, Jr. P.O. Box 3233 Nashville, TN 37219	SAME	M 81-16,P 549 M 81-12,P 104 M 92-6, P 48

WARRANTY DEED

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledged, I, KATHLEEN H. (JONES) BRENT, have bargained and sold, and by these presents do transfer and convey unto the said DAVID G. PATTERSON, JR., the GRANTEE herein, his heirs and assigns my one-half (1/2) undivided interest in certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows:

TRACT 1:
Land in Davidson County, Tennessee, being the northerly 11 feet of Lot No. 10 and the southerly 19 feet of Lot No. 9 on the Plan of "Rowan Place" a copy of which plan is of record in Book 161, Page 79, Register's Office for said County.

Said parts of said lots front together 30 feet on the easterly side of Rowan Place and extend back easterly between parallel lines to the easterly line of said property as indicated on the plan in Book 161, page 79, said Register's Office.

Being the same property conveyed to Kathleen H. Jones from T. C. Jones by deed of record in Book 5784, Page 973, Register's Office for Davidson County, Tennessee; and being the same property conveyed to David Patterson from GERTRUDE C. RYAN, FRANK RYAN and DON RYAN by deed of record in Book 7793, Page 59, Register's Office for Davidson County, Tennessee.

This is improved property known as 1002 Morrison Street, Nashville, Tennessee 37208.

TRACT II.
Land in Davidson County, Tennessee, being the westerly 50 feet of Lots 325 and 326 on the Plan of McGavock, Wetmore, and Others First Addition to Nashville, called the town of McGavock, as of record in Book 21, page 23, Register's Office for said County, and described as follows:

Beginning at the northeast corner of Arthur Avenue and Scott Street; and running thence with the easterly margin of Arthur Avenue, northwardly 100 feet; thence eastwardly and parallel with the northerly margin of Scott Street, 50 feet; thence southwardly and parallel with the easterly margin of Arthur Avenue, 100 feet to the northerly margin of Scott Street; thence with same, westwardly 50 feet to the beginning.

Being the same property conveyed to Kathleen H. Jones from T. C. Jones by deed of record in Book 5784, Page 969, Register's Office for Davidson County, Tennessee; and being the same property conveyed to David Patterson from GERTRUDE C. RYAN, FRANK RYAN and DON RYAN by deed of record in Book 7793, Page 59, Register's Office for Davidson County, Tennessee.

This is improved property, known as 1600 Arthur Avenue, Nashville, Tennessee 37208.

FEB 15 12 13 PM '91
KAY WILSON REGISTER
DAVIDSON COUNTY TN.
IDENTIF. TREFERENCE
93117

TRACT III.
Land in Davidson County, Tennessee, being Lot No. 5 in Block No. 2 on Plan of Midway, as of record in Book 421, page 11, Register's Office for Davidson County, Tennessee.

Said Lot No. 5 fronts 50 feet on the west side of 28th Avenue North and extends back westwardly between lines 150 feet to an alley measuring 50 feet on said alley.

Being the same property conveyed to Kathleen H. Jones from T. C. Jones by deed of record in Book 5784, Page 971, Register's Office for Davidson County, Tennessee; and being the same property conveyed to David Patterson from GERTRUDE C. RYAN, FRANK RYAN and DON RYAN by deed of record in Book 7793, Page 59, Register's Office for Davidson County, Tennessee.

This is improved property known as 939 28th Avenue North, Nashville, Tennessee 37208.

To have and to hold the said tracts or parcels of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns, forever. And I do covenant with the said GRANTEE that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except subject to the following: (1) Notice of lien, in the principal amount of $103.96, Book 7624, page 552; (2) Lease to National Advertising, Book 5635, Page 539 (Tract 1); (3) Unrecorded lease to Whiteco Metrocom, 6-4-86 (Tract 2); (4) Unrecorded lease to Whiteco Metrocom, 4-29-82 (Tract 3). And I do further covenant and bind myself, my heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEE, his heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever 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 my hand this 31st day of January, 1991.

Kathleen H. Jones Brent
KATHLEEN H. (JONES) BRENT, Partnership Co-Tenant

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

7180 02/15 0101 03CHECK 172.00

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named KATHLEEN H. (JONES) BRENT, the bargainor, 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 for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 31st day of January, 1991.

Sherie D. Guyse
NOTARY PUBLIC My commission expires: May 22, 1993

STATE OF TENNESSEE
COUNTY OF DAVIDSON

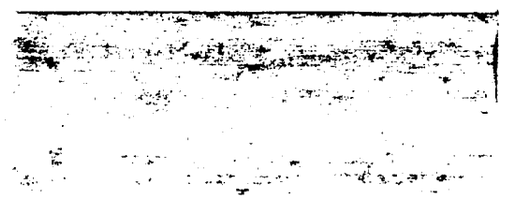
The actual consideration for this transfer or value of property (whichever is greater) is $50,000.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

DAVID G. PATTERSON, JR.

Sworn to and subscribed before me this 31st day of January, 1991.

Sherie D. Guyse
NOTARY PUBLIC My commission expires: May 22, 1993

NOTARY PUBLIC SHERIE D. GUYSE DAVIDSON COUNTY, TENN.



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8293 PAGE 558

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 50000.00
CON TX 165.00
PRFEE 1.00
WDEED 6.00
TOTAL 172.00
CHECK 172.00

02/15/91 01 12:10 0001 7180

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

93117

IDENTIF. TREFERENCE

FEB 15 12 13 PM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 397477