(1)

BOOK 8309 PAGE 465

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Mr. Aubrey Mayhew 908 ~~807~~ Meridian Street Nashville, Tennessee	Dominion Bank of Middle Tennessee 150 Fourth Avenue N. Nashville, Tennessee	Map # 82-3 Parcel 229
This instrument prepared by: Boult, Cummings, Conners & Berry (CSS) P.O. Box 198062, Nashville, Tennessee 37219		

SPECIAL WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are acknowledged, Dominion Bank of Middle Tennessee ("Grantor") has bargained and sold, and hereby transfers and conveys to Aubrey Mayhew ("Grantee"), his successors and assigns, certain land in Davidson County, Tennessee, being more particularly described in Exhibit A attached hereto and incorporated herein by reference (the "Property").

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to Grantee, his successors and assigns, forever.

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Real estate taxes for the current year, which have been assumed by Grantee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $128,781.27.

Affiant

Subscribed and sworn to before me this 22nd day of ~~January~~ February, 1991.

Notary Public

My Commission Expires: 3-26-94

2. All matters shown on that survey dated April 25, 1990, prepared by Bruce Rainey & Associates.

3. All matters listed in that deed of record in Book 8099, page 141, Register's Office for Davidson County, Tennessee.

Grantor covenants with Grantee that the Property is free from all encumbrances made by Grantor, except as may be set forth herein.

Grantor further covenants to warrant and forever defend the title to the Property to Grantee, his successors and assigns against the lawful claims of all persons claiming by, through, or under Grantor.

Executed this 22nd day of ~~January~~ February, 1991.

DOMINION BANK OF MIDDLE TENNESSEE

By: Robert T. Earnest

Title: Vice President

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Wa Koon, Notary Public, Robert T. Earnest, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for the purposes therein contained and who further acknowledged that he is Vice President of Dominion Bank of Middle Tennessee, a Tennessee banking corporation, and is authorized to execute this instrument on behalf of said corporation.

WITNESS my hand, at office, this 22nd day of ~~January~~ February, 1991.

Wa Koon
Notary Public

My Commission Expires: 7-29-92

This is improved property, known as ~~907~~ 905 Meridian Street, Nashville, Tennessee.

cssswdMayh

EXHIBIT A

Land located in Davidson County, Tennessee, being part of the tract designated A. C. Webb on the plan of the Benedict Land Companies Subdivision of the Lindsley Tract of record in Plat Book 332, page 40, Register's Office, Davidson County, Tennessee, and more particularly described according to a survey by J. Bruce Rainey, Surveyor, #823 dated April 25, 1990, and known as Job. No. 900105 and more particularly described as follows:

Beginning at an existing iron pin in the west margin of Meridian Street said iron pin being 160' north of the centerline of Cleveland Street; thence S87°39'07"W 159.54' with Meridian Street Church property to an existing pipe in the east margin of a 10' alley; thence N03°09'53"W 27.07' with the east margin of said 10' alley to an existing railroad spike and iron pipe; thence S88°08'35"W 94.34' with the north margin of said 10' alley to a point; thence N02°47'19"W 88.00' in the east margin of said 10' alley to a point at the terminus of said alley in the south line of property owned by Robert O'Malley; thence N87°32'37"E 6.00' with O'Malley's south line to a point; thence N02°47'19"W 50.00' with O'Malley's east line to a point; thence N05°48'11"W 14.26' with the east line of Michael Mayhew property to an existing iron pin; thence N89°09'51"W 75.57' in the south line of said Mayhew property to an existing iron pin; thence N87°29'46"E 173.26' with the south line of property owed by the Tennessee Police Athletic League, Inc. to an existing iron pin in the west margin of Meridian Street; thence S02°47'19"E 178.60' with said west right-of-way of Meridian Street to the point of beginning, containing 0.97 acres or 42,405 square feet more or less.

Being the same property conveyed to Dominion Bank of Middle Tennessee by deed of record in Book 8009, page 141 thru 143, Register's Office, Davidson County, Tennessee

CssexaMayh



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 128781.27
CON TX 425.04
PRFEE 1.00
WDEED 9.00
TOTAL 435.04
CHECK 435.04

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03/14/91 01 11:29 0001 3487

99045

IDENTIF. REFERENCE

MAR 14 11:27 AM '91

DAVIDSON COUNTY, TN.

No. 404271