STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 100,000.00

John Paul Elias
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF March 19 91

Notary Public

MY COMMISSION EXPIRES: May 26, 1993
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Steltemeier & Westbrook, Attys, 2002 Richard Jones Rd., C-101, Nashville, Tn. 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John Paul Elias (NAME)	Troy & Nichols, Inc. (NAME)	MAP 156-2
631 Harpeth Knoll Road (ADDRESS)	P.O. Box 4025 (ADDRESS)	PAR 34
Nashville, TN 37221 (CITY) (STATE) (ZIP)	Monroe, LA 71211 (CITY) (STATE) (ZIP)	9D-59924

FOR AND 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, WE, Edward R. Seay, a widower

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John Paul Elias and wife, Holly M. Elias

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:

Land in Davidson County, Tennessee, being Lot No. 386 on the Plan of Harpeth Valley Park, Section 3, as of record in Book 4175, page 15, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Edward R. Seay and wife, Nancy S. Seay by deed from Jayant P. Shenai and wife, Sunita J. Shenai of record in Book 7099, page 763, Register's Office for Davidson County, Tennessee. The said Nancy S. Seay having since died.

This conveyance is subject to any and all existing restrictions and easements of record.

0 U I 5 7

IDENTIF. REFERENCE

Mar 13 1 43 PM '91

DAVIDSON COUNTY TN.

4754 03/19 0101 03CHECK 337.00

unimproved ( )
This is improved (X) property, known as 631 Harpeth Knoll Road, Nashville, TN 37221
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out, and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. 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.

Witness my hand this 14th day of March, 19 91

Edward R. Seay

Edward R. Seay

DCT Form W 12 88 First Data Systems, Inc 1-800-626-5427

BOX 15

BOOK 8312 PAGE 362

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Edward R. Seay, a widower

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained Witness my hand and official seal at Nashville, Tennessee, this 14th day of March 19 91

Commission expires May 26, 1993

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

Notary Public

WARRANTY DEED

FROM

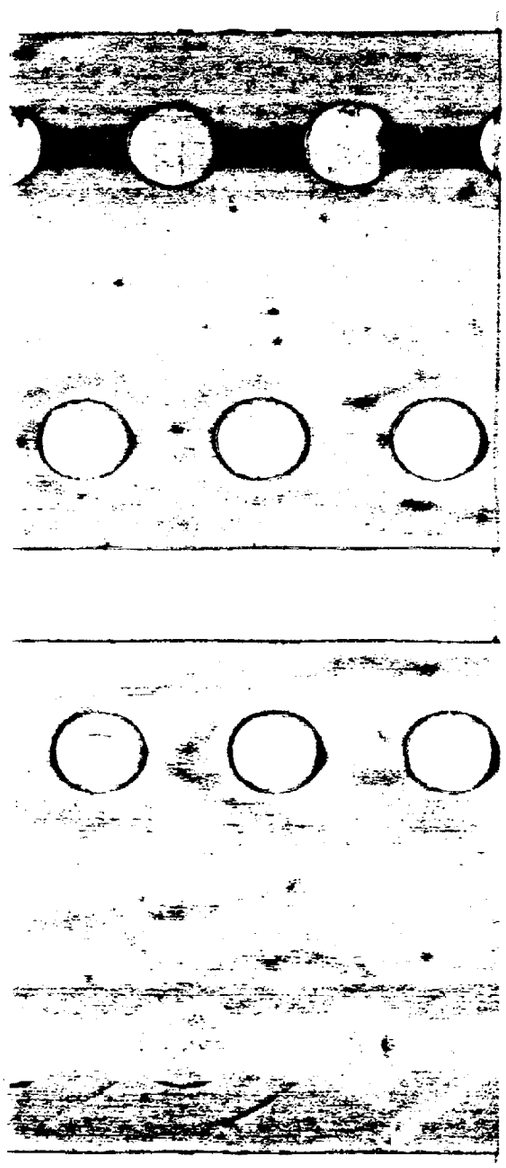
Edward R. Seay

TO

John Paul Elias and wife, Holly M. Elias

RETURN TO:

Steltemeier & Westbrook, Attys
2002 Richard Jones Rd., C-101
Nashville, Tn. 37215



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8312 PAGE 363

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 100000.00
CON TX 330.00
PRFEE 1.00
WDEED 6.00
TOTAL 337.00
CHECK 337.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00157

IDENTIF. REFERENCE

MAR 19 1 43 PM '91

FELIX Z. WILSON
DAVIDSON COUNTY TN.

No. 405513