BOOK 8319 PAGE 191

FILE BOX 3

Address New Owner:	Send Tax Bills to:	Map-Parcel Nos.
R.C. Whiteaker 190 Moultrie Park Nashville, TN 37205	SAME	MAP 116-8-H PARCEL 190 7DA-74972

This Instrument Prepared by Jack Case Wilson, Esq.
Cumberland Title Company, 25 Century Bv., Suite 405
Nashville, Tennessee, 37214

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 R.C. Whiteaker, married (Grantee) 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, R.C. Whiteaker 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 the Grantee.

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 and assigns against the lawful claims of all persons claiming by, through or under Grantor.

Executed this 13th day of March, 1991.

Matthew R. Stark, Vice President (GRANTOR)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Matthew Stark with whom I am personally acquainted and who upon his oath acknowledged himself to be the Vice President of Dominion Bank of Middle Tennessee the within named bargainor, and corporation, and that he, as such Vice President being authorized so to do, executed the foregoing instrument for the purposes contained therein by signing the name of the corporation.

WITNESS my hand and official seal at office at Nashville, Tennessee on this the 13th day of March, 1991.

Jack Case Wilson
Notary Public My Commission Expires 7/24/94

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $430,000.00.

Priscilla Neal
Affiant

Subsrcibed to and sworn before me this 13th of March, 1991.

Megan E. Maxwell
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires 5-20-92

02676

IDENTIF. TREFERENCE

MAR 29 10 28 AM '91

FELIX Z. WILSON Register
DAVIDSON COUNTY TN.

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 190 on the Plan of Resubdivision of Lots 189 and 190, of Sugartree, Phase No. 3, Revised of record in Book 5210, Page 213 and amended in Book 5508, Page 932, Register's Office for said County.

Said Lot No. 190 fronts 120.00 feet on the northeasterly margin of Moultrie Park and extends back between parallel lines, 100 feet to a dead line (being an open space).

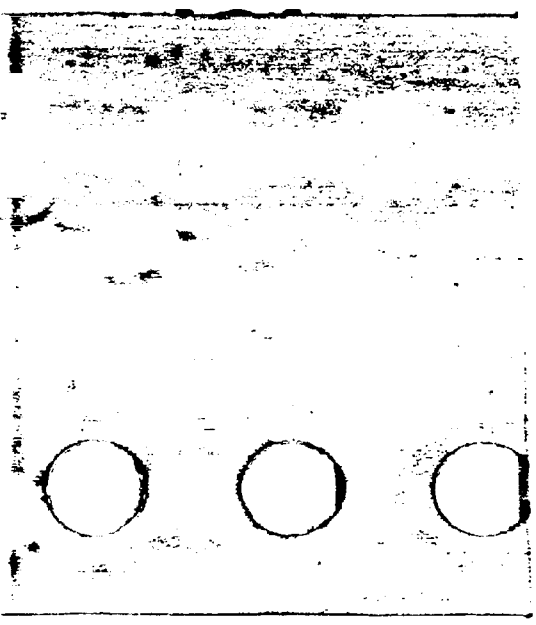
Being the same property conveyed to Dominion Bank of Middle Tennessee by Successors Trustee's Deed from Charles S. Sanger, as Successor Trustee of record in Book 8247, Page 160, Register's Office for Davidson County, Tennessee.

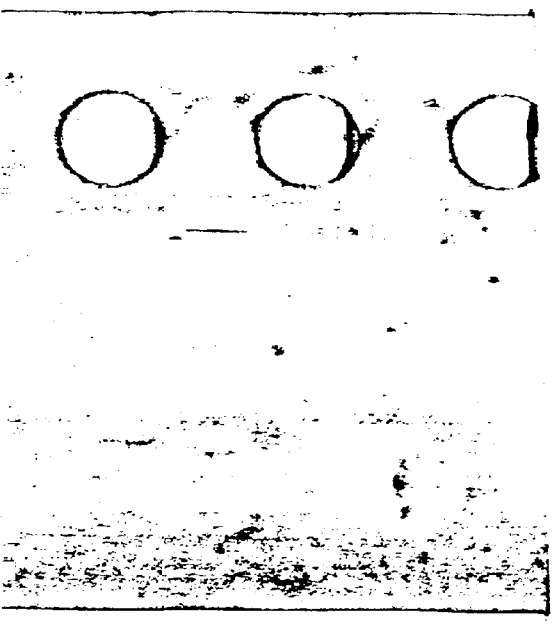
This conveyance is subject to any and all existing easements and restrictions of record.

This conveyance is subject to Restrictive Covenants of record in Book 4857, page 157; Book 4911, Page 356; Book 4996, Page 126; Book 5003, Page 688; Book 5087 Page 220; Book 5152, Page 401; Book 5514, Page 138 and Book 5691, Page 61, Register's Office for said County.

Subject to Sewer Easement and Temporary Construction Easement of record in Book 3400, Page 63; Book 4005, Page 367 and Book 7061, Page 100, Register's Office for said County.

7631 03/29 0101 03CHECK 1426.00





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 430000.00
CON TX 1419.00
PRFEE 1.00
WDEED 6.00
TOTAL 1426.00
CHECK 1426.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 28 0001 7631

02676

IDENTIF. REFERENCE

MAR 29 10 28 AM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 408354