PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref. (cb) (Title No: 30704)

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is: $ 54,000.00

Martha B. Brown
Affiant

Sworn and subscribed before me this 28th day of March, 1991.

Notary Public

My Comm. Expires: 9/26/92

ADDRESS NEW OWNER:	**MORTGAGEE:**	**MAP-PARCEL NUMBERS**
Martha B. Brown	First Federal Savings Bank ofTennessee	22W-12540, 118-01-321
905 Montrose Avenue	101 West Lincoln Street	
Nashville, TN 37204	Tullahoma, TN 37388	

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **James B. Frisina and spouse, Suzanne Frisina and Thomas Edward** JEC Caruthers **unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Martha B. Brown,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being the easterly 1/2 of Lot No. 152 on the plan of Montrose Place, of record in Book 57, page 93, Register's Office for said County.

SAID part of Lot No. 152 fronts 50 feet on the southerly margin of Montrese Avenue and extends back 110.5 feet on the easterly line and 118.2 feet on the westerly line to an alley line in the rear, measuring 50.6 feet thereon.

BEING the same property conveyed to James P. Frisina and wife, Suzanne Frisina and Thomas Edward Caruthers by deed from Associates Financial Services Company of Tennessee, Inc., of record in Book 8129, page 34, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This is improved property, known as: 905 Montrose Avenue, Nashville, TN 37204

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 28th day of March, 1991.

James B. Frisina

Suzanne Frisina
Suzanne Frisina

Thomas Edward Caruthers
Thomas Edward Caruthers

State of Tennessee
County of Davidson

On this 28th day of March, 1991, before me the undersigned authority, personally appeared James B. Frisina and Suzanne Frisina and Thomas Edward Carothers, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: 9/26/92

Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

02786

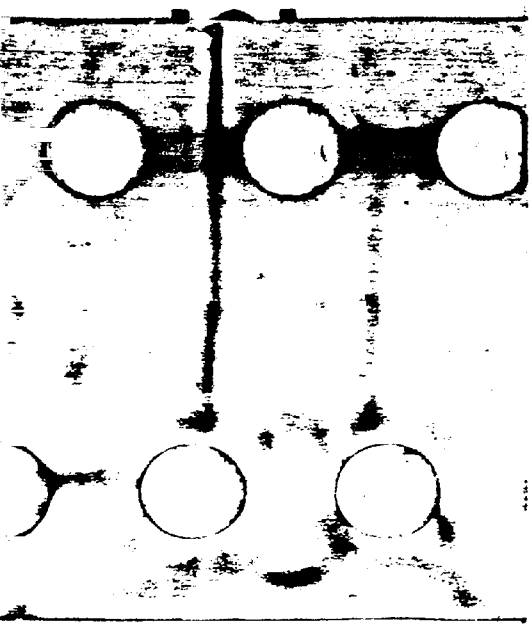
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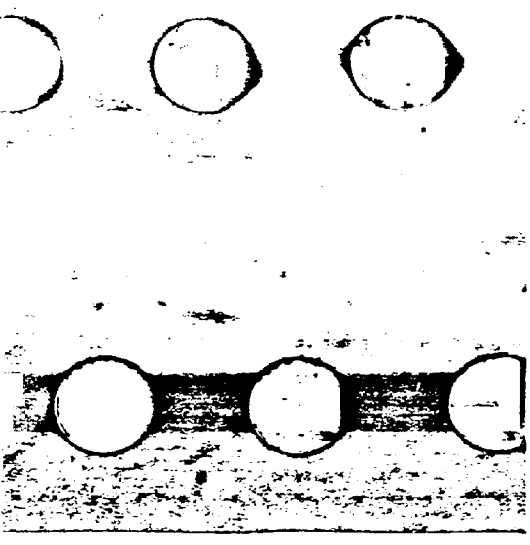
MAR 29 1 56 PM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

BOOK 8319 PAGE 523

7783 03/29 0101 03CHECK 185.20





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8319 PAGE 524

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 54000.00
CON TX 178.20
PRFEE 1.00
WDEED 6.00
TOTAL 185.20
CHECK 185.20

03/29/91 01 13:56 0001 7783

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02786

IDENTIF. TREFERENCE

MAR 29 1 56 PM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 408505