ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
David B. Toderian et ux 2817 Steamboat Drive Nashville, TN 37214	NCNB Mortgage Company ATTN: Tax Department P.O. Box 353 Louisville, KY 40201	Map and Parcel 62-2A-169

This instrument prepared by: Cindy S. Smith, Attorney at Law,
2605 Elm Hill Pike, Suite C, Nashville, TN 37214 (Box 27-Bottom)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 (10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, I, **Phillip R. Jones,** (the "Grantor") has bargained and sold, and by these presents does transfer and convey unto **David B. Toderian and wife, Linda L. Toderian** (the Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows to wit:

> Land in Davidson County, Tennessee, being Lot No. 169 on the Plan of River Trace Estates, Phase I, Section II, of record in Book 6900, pages 158 and 159, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.
>
> Being the same property conveyed to Phillip R. Jones by Deed from Ken Lokey Homes, Inc., by deed of record in Book 7719, Page 707, said Register's Office.
>
> This is improved property commonly known as 2817 Steamboat Drive, Nashville, TN 37214.

Conveyance is made subject to any and all encumbrances, restrictions and easements of record.

It is understood and agreed between the parties that part of the consideration for this transfer is the assumption by Grantees of an indebtedness secured by a Deed of Trust of record in Book 7719, Page 710, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater for this transfer is $66,124.89.

Linda L. Toderian
Affiant

Subscribed and sworn before me this 17th day of April, 1991.

Cindy S. Smith
Notary Public
My Commission Expires: 7-23-94

07348

IDENTIF. REFERENCE

APR 17 1 53 PM '91

DAVIDSON COUNTY

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantor do covenant with the said Grantees that Grantor is lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantor does further covenant and bind himself, his representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 15th day of April, 1991.

Phillip R. Jones

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and state, the within named Phillip R. Jones, with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 15th day of April, 1991.

Cindy S. Smith
Notary Public
My Commission Expires: 7-23-94

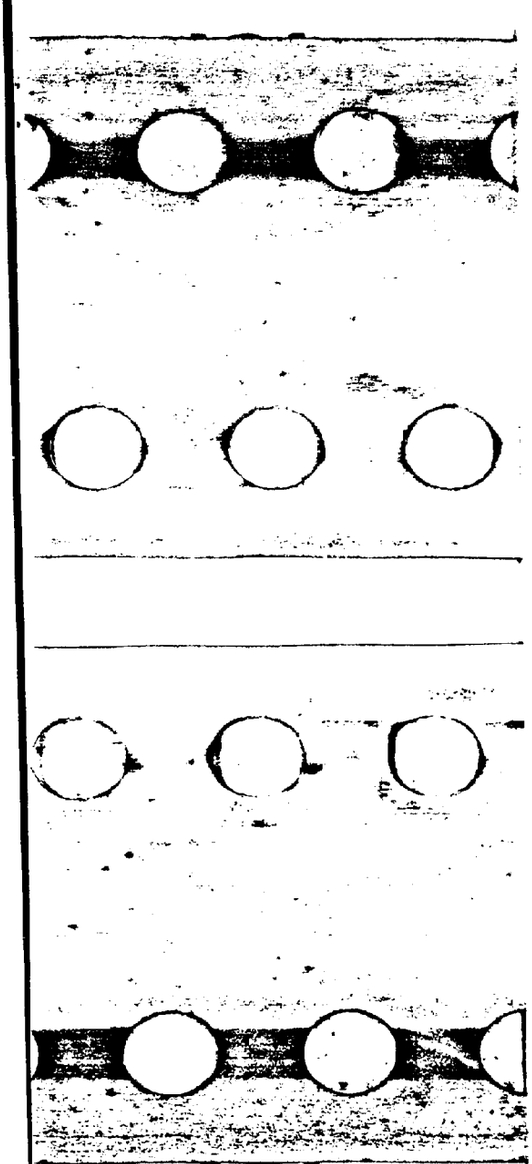
5699 04/17 0101 03CHECK 225.13

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 8332 PAGE 69

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 66124.89
				CON TX 218.13
				PRFEE 1.00
				WDEED 6.00
				TOTAL 225.13
				CHECK 225.13
04/17/91		01		13:54 0001 5699

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07346

IDENTIF. REFERENCE

APR 17 1 53 PM '91

FELIX Z. WILSON, II
DAVIDSON COUNTY, TENN.

No. 413740