FORM NO. WD-1

BOOK 8349 PAGE 969

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 155,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 15th DAY OF January 19 91

Notary Public

MY COMMISSION EXPIRES: 05/22/93
(AFFIX SEAL)

Ted A. Burkhalter THIS INSTRUMENT WAS PREPARED BY Suite 303 Centennial Place, 110 Twenty-Ninth Avenue North, Nashville, Tennessee 37203
Attorney At Law
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Albert Lee Sills Jr. (NAME)	William B. O'Neal (NAME)	Map 72-11
1803 Riverside Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 60851 (STREET ADDRESS)	Parcel 459
Nashville, TN 37206 (CITY) (STATE) (P.O ZIP)	Nashville, TN 37206 (CITY) (STATE) (ZIP)	15DZ 35075

FOR AND IN 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, William Bailey O'Neal and wife, Janice Allen

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Albert Lee Sills, Jr.

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 the southerly 30 feet of Lot No. 19, all of Lot No. 20 and the northern one-half of Lot No. 21, on the plan of Riverside Drive Subdivision, as shown on plat of record in Plat Book 974, pages 60 and 61, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

SAID Lots and part of Lots adjoin and front together 105 feet on the easterly side of Riverside Drive and run back between parallel lines 163.3 feet, on the northerly line of part of Lot No. 19, and 171.1 feet on the southerly line of part of Lot No. 21, to a dead line in the rear, measuring 105 feet, thereon.

The aforesaid legal description is the same as in the previous deed of record at Book , page , Register's Office for Davidson County, Tennessee.

Being the same property conveyed to William Bailey O'Neal et ux by Deed of Record in Book 8255 , page 81 , Register's Office for Davidson County, Tennessee.

This conveyence is being made subject to an existing Deed of Trust at Book , page , Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1803 Riverside Drive, Nashville, Tennessee 37206
(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 our hands this 15th day of January, 19 91

William Bailey O'Neal

Janice Allen O'Neal

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William Bailey O'Neal and Janice Allen O'Neal

the bargainors, with whom I am personally acquainted, (or 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 January, 19 91.

Commission Expires 05/22/93

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

TO

Attorneys Title Company, Inc.
Titles Guaranteed
SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

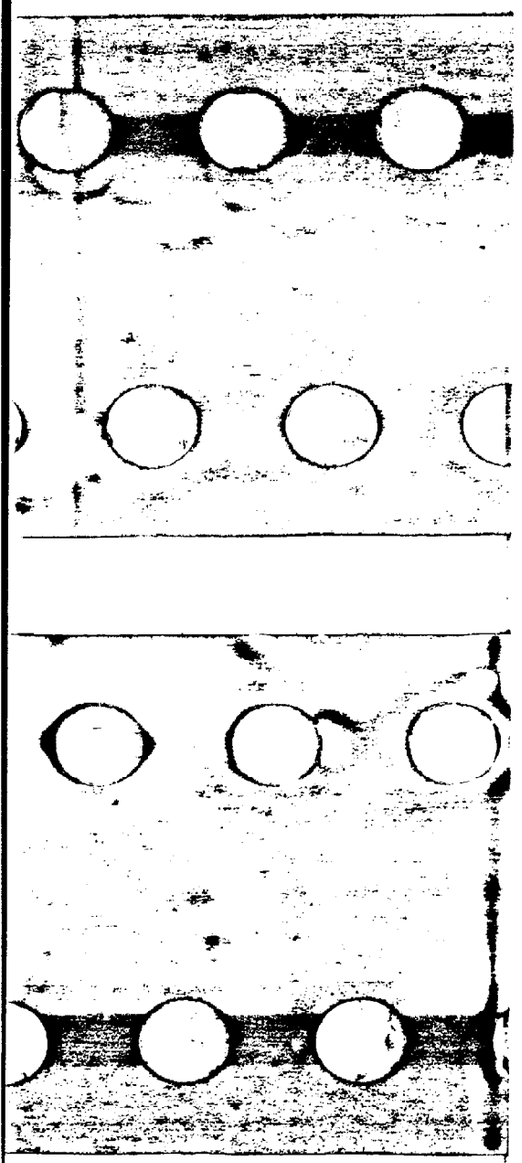
IDENTIF. REFERENCE

13569

MAY 10 1 54 PM '91

FELIX [illegible]
DAVIDSON COUNTY TN.

1214 05/10 0101 03CHECK 188.50



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8349 PAGE 971

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	55000.00
CON TX	181.50
PRFEE	1.00
WDEED	6.00
TOTAL	188.50
CHECK	188.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 05/10/91 01 13:55 0001 1214

13599

IDENTIF. REFERENCE

MAY 10 1 54 PM '91

FELIX Z. WILSON, II
DAVIDSON COUNTY TN.

No. 420842