THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney At Law
Bank of Goodlettsville, Suite 201
112 Long Hollow Pike
Goodlettsville, Tennessee 37072

WARRANTY DEED BOOK 8380 PAGE 831

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
Calvin B. Moore, et ux P.O. Box 70295 Nashville, TN 37207	Same as New Owner	Map 60-12 Parcel 53 Field Book I.D. No.: 12DZ 00640

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, A. G. SANDERS and wife, EVELYN B. SANDERS, hereinafter referred to as the "GRANTORS", have bargained and sold, and by these presents do transfer and convey unto CALVIN B. MOORE and wife, ALICE R. MOORE, hereinafter referred to as the "GRANTEES", their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows, to-wit:

BEING Lots Numbers 7, 8 and 9 of Block "C" on the Map of Highland Park, as of record in Plan Book 974, page 33, Register's Office of Davidson County, Tennessee, and also a tract of land in the 12th Civil District of Davidson County, Tennessee, described according to an unrecorded survey made by Don Shanklin Engineering June 27, 1973, as follows, to wit:

BEGINNING at a point in the easterly margin of Dickerson Road, said point being 401/19 feet south along the easterly margin of Dickerson Road from the southerly right of way of Sunset Drive, said point also being the southwest corner of the Bruce A. Graves property, deed of record in Book 1811, page 529, Register's Office for Davidson County, Tennessee; thence, along the easterly margin of Dickerson Road right of way south 11 degrees 40' west 150 feet to a point; thence south 83 degrees 55' east 330.7 feet to a point; thence north 5 degrees 56' east 44.93 feet to a point; thence south 81 degrees 17' east 203.37 feet to a point; thence north 0 degrees 57' east 387.75 feet to a point; thence north 87 degrees 08' west 202.48 feet to a point; thence north 3 degrees 11' east 150.25 feet to a point in the southerly margin of Sunset Drive, thence along the southerly margin of Sunset Drive north 86 degrees 49' west 75.0 feet to a point, thence south 3 degrees 11' west 150.67 feet to a point; thence south 87 degrees 08' east 8.08 feet to a point; thence south 8 degrees 48' west 263.92 feet to a point; thence north 82 degrees 10' west 203.09 feet to a point of beginning and containing 3.60 acres, more or less.

BEING the same property conveyed to A.G. Sanders and wife, Evelyn B. Sanders, by deed from Abbott Corporation of record in Book 4935, page 37, Register's Office for Davidson County, Tennessee.

INCLUDED from the above property description but EXCLUDED from this conveyance is the following parcel of land conveyed to T & R Investments, a Tennessee General Partnership composed of Timothy W. Ulmer and Randall J. Wherry, by deed from A. G. Sanders and wife, Evelyn B. Sanders, of record in Book 7812, page 338, said Register's Office, more particularly and specifically described as follows, to-wit:

Being a tract of land in the 12th Civil District of Davidson County, Tennessee known as Lot 2 of the Sanders Marine Property Subdivision, and being a portion of that property conveyed to A.G. Sanders et ux in Book 4935, page 37, RODCT more accurately described according to a survey by Tommy E. Walker, R.L.S. TN Lic. #1465 as follows:

Beginning a set concrete monument in the southerly margin of Sunset Drive, said monument being 240 feet more or less east of Dickerson Pike as measured along said southerly margin of Sunset Drive, thence S 08 degrees 39' 41" W, 152.35 feet to a set iron pin; thence S 83 degrees 24' 19" E, 202.55 feet to an existing iron pin,

said pin being the most northeasterly corner of herein described property and being the northwest corner of Bryn L. Webb (DB 6544, pg 56, RODCT); thence with the west line of said Webb S 05 degrees 09' 36" W, 289.30 feet to a set iron pin; thence N 77 degrees 58' 28" W, 306.60 feet to a set iron pin; thence N 12 degrees 50' 46" E, 261.74 feet to a point; thence N 83 degrees 24' 19" W, 8.08 feet to an existing iron pin; said pin being the southeast corner of Catherine S. Hughes (DB 7073, pg 523, RODCT); thence with said Hughes east line N 08 degrees 39' 41" E, 152.67 feet to a concrete monument on the southerly margin of Sunset Drive; thence with said margin S 83 degrees 09' 37" E, 75.00 feet to the point of beginning containing 2.078 acres, more or less.

The current mailing address for said property is: 2915 Dickerson Road, Nashville, Tennessee.

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, the GRANTORS, 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 warrant that the same is unencumbered, except as follows:

1. Taxes for the year 1991, which are a lien but not yet due and payable, which have been prorated between the parties and which will be paid in full by the GRANTEES when due.

2. Subject to any and all matters as they may appear on the Plan of record in Book 6200, page 885, said Register's Office.

3. Subject to Easement for sanitary sewers and/or storm drainage granted to the Metropolitan Government of Nashville & Davidson County of record in Book 4155, page 504, said Register's Office.

And WE, the GRANTORS, 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.

WITNESS our hands on this the 21st day of June, 1991.

"GRANTORS"

A. G. SANDERS

EVELYN B. SANDERS

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, A. G. SANDERS and wife, EVELYN B. SANDERS, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this the 21st day of June, 1991.

NOTARY PUBLIC

My Commission Expires: 12/29/93

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater, for this transfer is $182,500.00.

Calvin B Moore
Affiant

Sworn to and subscribed before me, this the 21st day of June, 1991.

Kathy Burnett White
NOTARY PUBLIC

My Commission Expires: 12/29/93

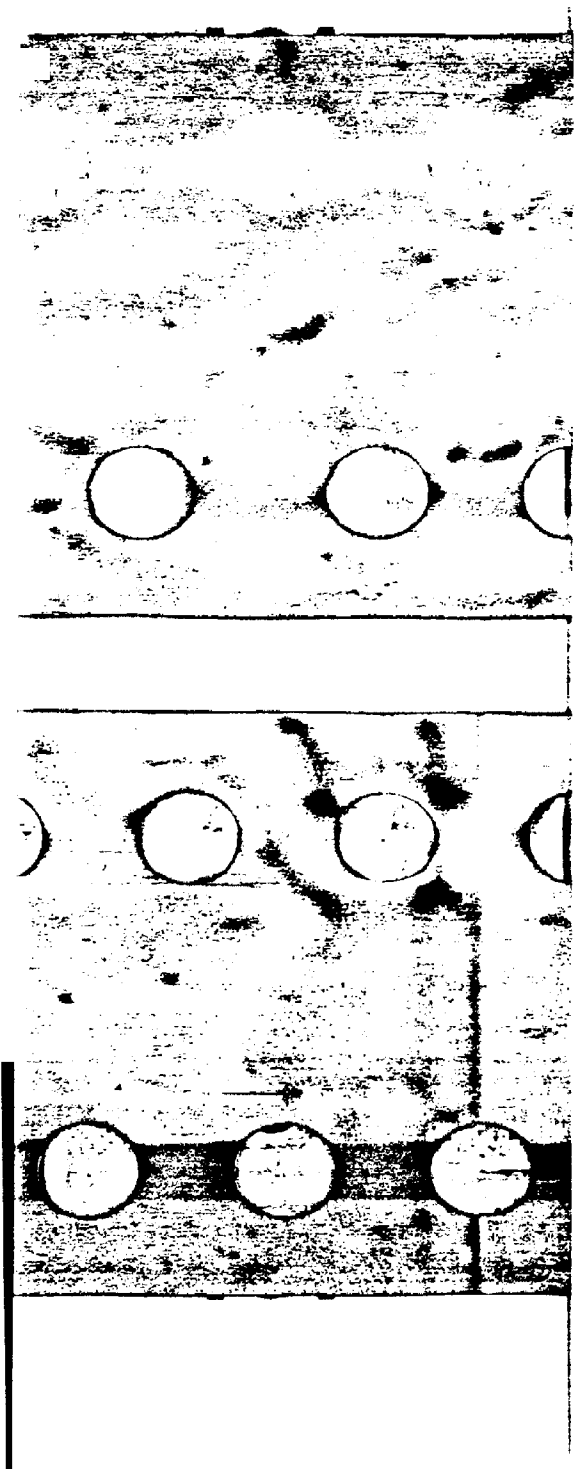
NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

2 4 7 6 7.

IDENTIFICATION REFERENCE

JUN 24 9 40 AM '91

5786 06/24 0101 03CHECK 612.25



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8380 PAGE 834

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	
				182500.00
			CON TX	602.25
			PRFEE	1.00
			WDEED	9.00
			TOTAL	612.25
			CHECK	612.25
06/24/91		01	09:41 0001	6786

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2 4 7 6 7

IDENTIFICATION REFERENCE

JUN 24 9 40 AM '91

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

No. 433788