FILED

BOOK 8388 PAGE 74

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 89,900.00

Richard T. Britton, Sr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF June 19 91

Notary Public

MY COMMISSION EXPIRES: November 10, 1991
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
LAW OFFICE OF RICHARD MANSON, 1314 Fifth Ave. North, Suite 300, Nashville, Tennessee 37208-2726

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard T. Britton, Sr. (NAME)	First Federal Savings Bank of (NAME)	32-9-56
4404 Summertime Drive (ADDRESS)	101 West Lincoln Street (ADDRESS)	
Nashville, TN 37207 (CITY) (STATE) (ZIP)	Tullahoma, TN 37388 (CITY) (STATE) (ZIP)	

FOR AND 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, Celebrations Unlimited, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard T. Britton, Sr. and wife, Rebecca E. Britton

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 Lot No. 145 on the Plan of Quail Ridge, Section One, Revised, of record in Plat Book 6900, page 300, Register's Office for Davidson County, Tennessee, more particularly described as follows:

Beginning at a point on the westerly margin of Summertime Drive, said point being a common front corner with Lot No. 144 on said Plan; thence running in a southerly direction along the margin of Summertime Drive, South 05 deg. 48 min. West, a distance of 95.0 feet to a point; thence running North 84 deg. 02 min. West, a distance of 302.0 feet to a point, said point being a common real corner with Lot No. 143; thence running along the common boundary with Lot No. 143, North 54 deg. 06 min. 07 sec. East, a distance of 179.95 feet to a point, said point being a common corner with Lots Nos. 143 and 144 on said Plan; thence running along the common boundary with Lot No. 144, a distance of 149.17 feet to a point, said point being the point of beginning, containing .49 acres, more or less.

Being part of the same property conveyed to Celebrations Unlimited, Inc. by deed from The Developers, a Joint Venture, of record in Book 7291, page 405, Register's Office of Davidson County, Tennessee.

27.31 L.9.

TAX MAP REFERENCE

JUL 1 2 03 PM '91

( ) unimproved ( ) This is improved (X) property, known as 4404 Summertime Drive, Nashville, TN 37207
(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 my hand this 25th day of June, 19 91

Celebrations Unlimited, Inc.
By: George E. Willis Jr.
George E. Willis, Jr., President

18*TN01W 12/88
First Data Systems, Inc
1-800-626-5427

BOOK 8388 PAGE 75

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared George E. Willis, Jr. and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the President and _____ respectively of the Celebrations Unlimited, Inc. the within named bargainor, and corporation, and that he as such President and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said George E. Willis, Jr. as such President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville, Tennessee on this the 25th day of June 19 91.

My commission expires November 10, 1991

_____
Notary Public

WARRANTY DEED

FROM

Celebrations Unlimited, Inc.

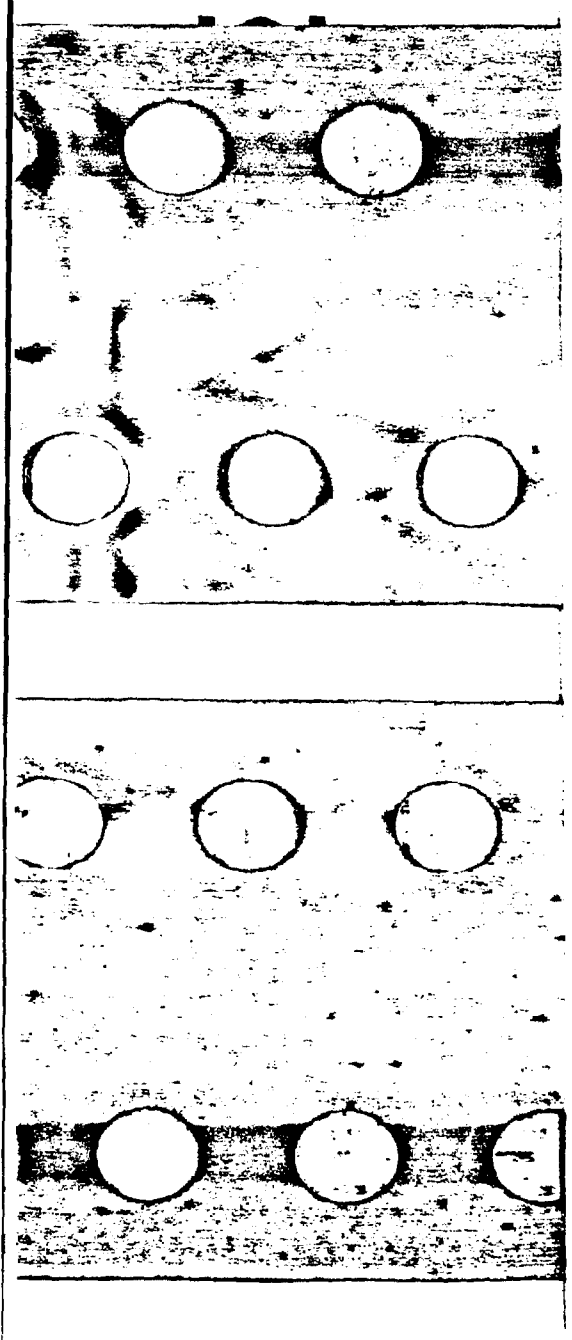
TO

Richard T. Britton, Sr. and wife,
Rebecca E. Britton

RETURN TO:

LAW OFFICE OF RICHARD MANSON
1314 Fifth Ave. North, Suite 300
Nashville, Tennessee 37208-2726

7625 07/01/91 0101 03CHECK 339.63



OFFICIAL RECEIPT

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

RECEIVED OF _____ BOOK 8388 PAGE 76

FOR _____

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	89900.00
CON TX	332.63
PRFEE	1.00
WDEED	6.00
TOTAL	339.63
CHECK	339.63

07/01/91 01 14:04 0001 7625

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

27319

IDENTIFICATION

JUL 1 2 03 PM '91

No. 436695