Box 41

SPECIAL WARRANTY DEED BOOK 8415 PAGE 945

FROM:	Third National Bank in Nashville, Grantor	This instrument was prepared by: Jeffrey R. King Farris, Warfield & Kanaday Seventeenth Floor
TO:	Robert L. Scruggs and Joyce W. Scruggs, Grantee	Third National Bank Building Nashville, Tennessee 37219

Address New Owner(s) as Follows:	Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes	Map-Parcel Numbers
236 Burlington Place Nashville, TN 37215	SAME	104-14-G-22-CO
		Field Book Numbers
		07DA-92867

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Eighty-Five Thousand Dollars ($85,000).

Robert L Scruggs
Affiant

SUBSCRIBED AND SWORN TO before me, this the 6th day of August, 1991.

Louise M. Jannicy
Notary Public

My Commission Expires: 3-27-93

FOR AND IN CONSIDERATION OF the sum of Eighty-Five Thousand Dollars ($85,000), the receipt and sufficiency of which are hereby acknowledged, THIRD NATIONAL BANK IN NASHVILLE, Grantor, has bargained and sold, and by these presents does transfer and convey unto the said ROBERT L. SCRUGGS and wife, JOYCE W. SCRUGGS, Grantee, their heirs, successors, and/or 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. 68 on the plan of the Revised Plan of Whitworth as shown on plat of record in Plat Book 7900, pages 140-144, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.
>
> Being part of the property conveyed to Third National Bank in Nashville by deed from RCC Associates, L.P., a Delaware limited partnership, of record in Book 8236, page 176, said Register's Office.

This is unimproved property, known as Lot 68 in Whitworth in Nashville, Tennessee.

This conveyance is expressly made subject to those title exceptions set out on Exhibit A attached hereto.

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, their heirs, successors, and/or assigns, forever.

And Grantor does covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple and has a good right to convey it.

And Grantor does further covenant and bind Grantor, its successors, and assigns, to warrant and forever defend the title to the said land to the said Grantee, their heirs, successors, and/or assigns against the lawful claims of all persons whomsoever claiming by, through or under Grantor, but not further or otherwise, except as to those matters set forth above to which this conveyance is expressly made subject.

Witness my hand this 6th day of August, 1991.

THIRD NATIONAL BANK IN NASHVILLE

By: Robert S. Lee

Title: V. P.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Denise M. Fennegan, a Notary Public of said County and State, personally appeared Robert S. Lee, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Vice President (or other officer authorized to execute the instrument) of THIRD NATIONAL BANK IN NASHVILLE, the within named bargainor, a national banking association, and that he as such Vice President executed the foregoing instrument for the purposes therein contained, by signing the name of the national banking association by himself as Vice President.

Witness my hand and seal, at Office in Nashville, this 6th day of August, 1991.

Denise M. Fennegan
Notary Public

My Commission Expires: 3-27-93

4023J/08-06-91

EXHIBIT A

1. Taxes for 1991, as lien but not yet due and payable.

2. All matters as shown on the plan of Whitworth, of record in Book 7900, page 140-144, and Book 6900, page 838, said Register's Office.

3. Restrictive covenants contained in an instrument of record in Book 8026, page 305, Book 8047, page 243, and in Book 8282, page 45, said Register's Office.

37459

REGISTER'S OFFICE

AUG 7 3 32 PM '91

1650 08/07 0101 03CHECK 324.50

4023J/08-06-91

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 8415 PAGE 948

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 35000.00
CON TX 314.50
PRFEE 1.00
WDEED 9.00
TOTAL 324.50
CHECK 324.50

08/07/91 01 15:33 0001 1680

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

37.45

IDENTIFICATION

Aug 7 3 31 PM '91

No. 448250