THIS INSTRUMENT WAS PREPARED BY:
JOHN M. RANKIN, JR.
100 Winners Circle
Suite 150
Brentwood, Tennessee 37027
615/377-9370

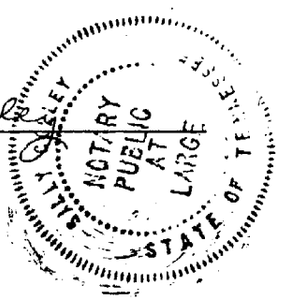
STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration or value, whichever is greater, for this transfer is $ 132,624.00 .

John M. Rankin, Jr.
Affiant

Sworn to and subscribed before me this 13th day of November, 1991.

Sally Colley
Notary Public



My Commission Expires:
9-26-92

WARRANTY DEED

Address New Owner as Follows:	Send Tax Bills to:	Map-Parcel Numbers
Mrs. Sioda N. Greer 508 Meadowlark Lane Brentwood, TN 37027	John M. Rankin, Jr. 100 Winners Circle Suite 150 Brentwood, TN 37027	Map 106-1 Parcels 108, 109 and 119

WHEREAS, Sioda N. Greer, widow of **Wiley J. Greer** (the "Grantee") is the owner and holder of certain Promissory Notes dated November 19, 1985, from **Steven M. Marion** (the "Grantor") to the Grantee, in the original principal amounts of Two Hundred Twenty Five Thousand Dollars and 00/100 ($225,000.00) and Twenty Five Thousand Dollars and 00/100 ($25,000.00), which are secured by an Installment Deed of record in Deed Book 6717, page 830, and re-recorded in Book 6766, page 417, Register's Office for Davidson County, Tennessee;

WHEREAS, the Grantor has agreed to make, and the Grantee has agreed to accept, this conveyance in return for full and complete satisfaction of said Promissory Notes and the release of the Vendor's Lien secured by said Installment Deed;

NOW THEREFORE, for and in consideration of the sum of Ten Dollars and 00/10 ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Steven M. Marion, the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto Sioda N. Greer, the Grantee, her heirs and assigns, certain parcels of land in Davidson County, Tennessee, described as follows:

See Exhibit "A" Attached.

This conveyance is made subject to:

1. 1991 taxes, which have been prorated and assumed by Grantee.

This is improved property, known as 407 Murfreesboro Road, Nashville, Tennessee, 37210.

TO HAVE AND TO HOLD said parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantee, her heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out; and Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to said land to said Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever.

The Grantee executed this instrument for the sole purpose of agreeing that this conveyance is for the full and complete satisfaction of the herein described Promissory Notes and release of the herein described Deed of Trust.

WITNESS our hand this 12th day of November 1991, 1991.

GRANTOR:

Steven M. Marion
STEVEN M. MARION

GRANTEE:

Sioda N. Greer
SIODA N. GREER

STATE OF TENNESSEE
COUNTY OF Shelby

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Steven M. Marion,** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purpose therein contained.

Witness my hand at Collierville, Tennessee, this 12th day of November, 1991.

Cheryl D. Taylor
Notary Public

My Commission Expires:

MY COMMISSION EXPIRES AUGUST 8, 1995

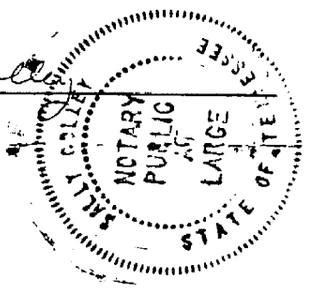
MY COMMISSION EXPIRES AUGUST 8, 1995

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Sioda N. Greer,** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purpose therein contained.

Witness my hand at Brentwood, Tennessee, this 13 day of November, 1991.

Sally Coller
Notary Public



My Commission Expires:

9-26-92

6.18.9

IDENTIFICATION REFERENCE

Nov 14 9 25 AM '91

MAIL ENV.

9172 11/14 0101 03CHECK 503.71

EXHIBIT "A"

Four Tracts of land in Davidson County, Tennessee, more particularly described as follows:

TRACT I:

Being Lots No. 3 and 4 on the Map of Minton's Subdivision of Lots No. 1,5 and 6 of the Nance Lands as of record in Book 161, page 95, Register's Office for said County, and more fully described as follows:

Said Lots No. 3 and 4 front together 100 feet on the southerly side of Murfreesboro Pike, as widened and run back between parallel lines, 165 feet to an alley.

TRACT II:

Being part of Lot No. 14 on the Plat of Minton's Subdivision of certain lots of the Nance Lands, of record in Book 161, page 95, Register's Office for said County.

Said part of said lot fronts 39.5 feet on the easterly side of Nance Lane (formerly Hales' Avenue) and runs back between lines, 214.8 feet on the northerly line and 198 feet, more or less, on the southerly line to a dead line in the rear, on which it measures 40 feet, more or less, and being more particularly described as follows:

Beginning at a point in the easterly margin of Nance Lane at a point five feet northwardly of the southwesterly corner of Lot 14 as shown on said recorded plat (being the northwesterly corner of the tract conveyed by Alice Cashion et vir, and J. Campbell Jenkins et ux to L. P. Greshamand wife Martha Gresham, by deed dated May 7, 1952, of record in Book 2045, page 469, Register's Office for said County) thence eastwardly 198 feet, more or less, to a point 18 feet northwardly from the southerly line of Lot 14 (being a point in the westerly margin of the tract conveyed to Mercury Courts, Inc. by deed of record in Book 2044, page 48, Register's Office for said County); thence northwardly with the Mercury Court, Inc., line 40 feet more or less, to the northerly line of Lot 14 as shown on said recorded plat; thence westwardly 214.8 feet to a point in the easterly margin of Nance Lane, being the northwesterly corner of Lot No. 14, as shown on said recorded plat; thence with the easterly margin of Nance Lane, southwardly 39.5 feet to the point of beginning.

TRACT III:

Being the westerly 25 feet of Lot No. 5 on the Map of Minton's Subdivision of Lots No. 1,5 and 6 of Nance Lands, of record in Book 161, page 95, Register's Office for said County.

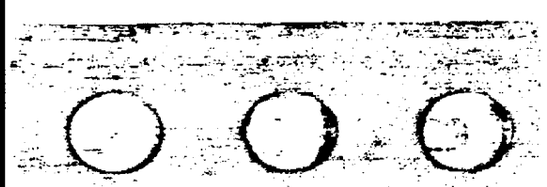
Said Part of said Lot No. 5 fronts 25 feet on the south side of Murfreesboro Pike, as widened, by decree of record in Minute Book 56, page 346, of the Second Circuit Court of saidCounty, and runs back between lines 165 feet, more or less, to an alley.

TRACT IV:

Being all that portion of Lot 2 on the Map of Minton's Subdivision of Lots No. 1, 5 and 6 of the Nance Lands as of record in Book 161, page 95, Register's Office for said County, except a strip along the front of said lot taken for the widening of Murfreesboro Pike, and in addition to said lot that portion of a 16 foot alley, now closed, lying immediately in the rear of said lot.

Said property fronts 50 feet on the southerly side of Murfreesboro Pike, as widened, and runs back between parallel lines, 181 feet to a dead line on which it measures 50 feet.

Being the same property conveyed to Steven M. Marion by deed from Wiley J. Greer, et ux, Sioda N. Greer of record in Book 6717, page 830, as re-recorded in Book 6766, page 417, said Register's Office; the said Steven M. Marion then conveyed a 50% to Peggy Ann Bargo Marion, Trustee, by Quitclaim Deed of record in Book 6915, page 96, said Register's Office. By Decree of record in Book 8042, page 972, sale of subject property (shown as Tract II herein) to H.A. Group 1990, for payment of delinquent taxes was confirmed. By Decree for Redemption, recorded in Book 8477, page 526, said Register's Office, said parcel of land (Tract II) was divested out of H.A. Group 1990 and vested in Steven M. and Peggy Ann B. Marion, Trustee. The said Peggy Ann Bargo Marion, Trustee, conveyed all her interest to Steven M. Marion, by Quitclaim Deed of record in Book 8213, page 873, said Reigster's Office, as re-recorded in Book 8477, page 529, said Register's Office.



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

RECEIVED OF _____

FOR _____

BOOK 8485 PAGE 401

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	132624.00
			CON TX	490.71
			PRFEE	1.00
			WDEED	12.00
			TOTAL	503.71
			CHECK	503.71
11/14/91	01		09:26 0001	9172

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 1 8 8 9

IDENTIFICATION REFERENCE

Nov 14 9 25 AM '91

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

No. 476279