THIS INSTRUMENT PREPARED BY:

WATTS, UNDERWOOD & RUBENFELD, ATTORNEYS
2000 Richard Jones Road, Suite 150
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this, transfer is $81,000.00.

Michael J. Janas
Affiant

Subscribed and sworn to before me this 26th day of November, 1991.

Notary Public

My Commission Expires: 7-23-94

6552 3

Nov 27 4 22 PM '91

Address New Owner:	Send Tax Bills to:	Map & Parcel Nos.
MICHAEL J. JANAS et ux 1800 Holly Street Nashville, Tennessee 37206	FIRST TENNESSEE BANK P.O. Box 1000 Dept.47 Memphis, Tennessee 38148	MAP 83-14 PARCEL 63

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of EIGHTY ONE THOUSAND AND 00/100 ($81,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, I, **JOHN MICHAEL SUMMERS, unmarried,** hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **MICHAEL J. JANAS and wife, MARY C. JANAS,** 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:

BEING Lot No. 114 and the west one-half (1/2) of Lot No. 113 on the Plan of Priest Home Place, as of record in Book 161, page 102, Register's Office for Davidson County, Tennessee.

SAID Lot No. 114 and west one-half (1/2) of Lot No. 113 adjoin and front together 75.0 feet on the south side of Holly Street and run back between parallel lines, 160.0 feet to an alley.

BEING the same property conveyed to John Michael Summers, unmarried, by deed from James Andrew Sanders and Mary Catherine Sanders Blanton of record in Book 5859, page 140, Register's Office for Davidson County, Tennessee, and by Quitclaim Deed from Kathryn R. Summers of record in Book 5497, page 24, said Register's Office.

This is improved property known as 1800 Holly Street, Nashville, Tennessee 37206.

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.

GRANTOR COVENANTS with the said GRANTEES that he 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 follows:

1. Matters shown on the Plan of Priest Home Place, of record in Book 161, page 102, Register's Office for Davidson County, Tennessee.

GRANTOR FURTHER COVENANTS and binds himself, his 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.

IN WITNESS WHEREOF I have hereunto set my hand on this the 26TH day of November, 1991.

JOHN MICHAEL SUMMERS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JOHN MICHAEL SUMMERS, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that hey executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 26TH day of NOVEMBER, 1991.

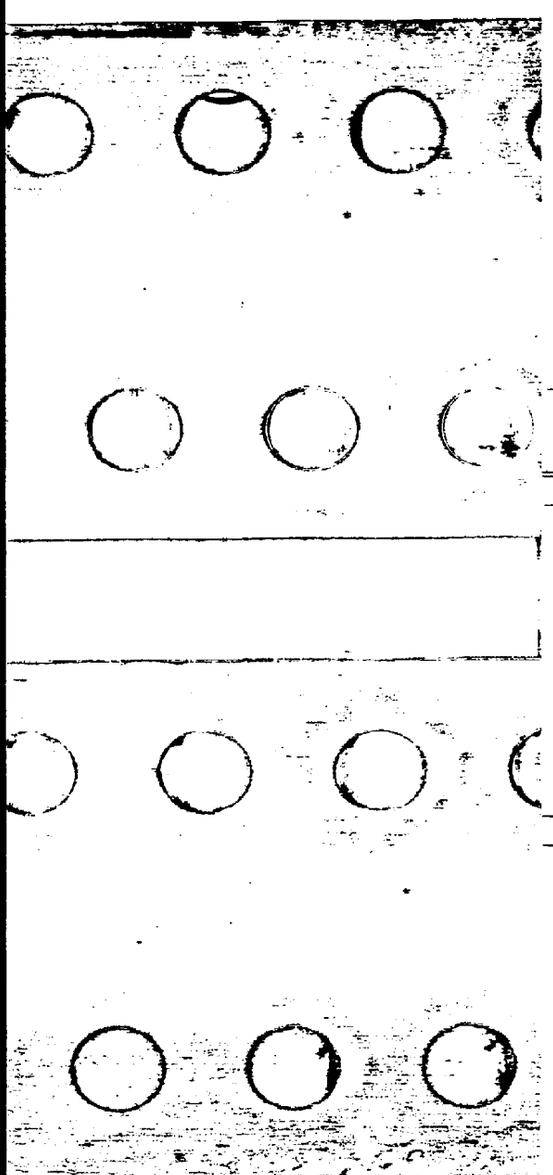
Notary Public

My Commission Expires:

5/12/94

NOTARY PUBLIC AT LARGE

3421 11/27 0101 03CHECK 306.70



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

RECEIVED OF _____

FOR _____

BOOK 8497 PAGE 28

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 81000.00
CON TX 299.70
PRFEE 1.00
WDEED 6.00
TOTAL 306.70
CHECK 306.70

11/27/91 01 16:24 0001 3421

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6.5 5.2 3.

IDENTIFICATION REFERENCE

Nov 27 4 22 PM '91

No. 480477