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 $66,250.00.

Affiant

Subscribed and sworn to before me this 14th day of December, 1991.

Notary Public

My Commission Expires: 1-20-94

Address New Owner:	**Send Tax Bills to:**	**Map & Parcel Nos.**
SCOTT A. THOMAS and VICTORIA RENEE LAMBERTH 2104 Pontotoc Avenue Nashville, Tennessee 37206	ATLANTIC COAST MORTGAGE COMPANY 12700 Fair Lakes Circle Suite 400 Fairfax, Virginia 22033	MAP 83-3 PARCEL 88

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of SIXTY SIX THOUSAND TWO HUNDRED FIFTY AND 00/100 ($66,250.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, the receipt of wnich is hereby acknowledged, I, **CHARLES T. LOCKHART, unmarried,** hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **SCOTT A. THOMAS and VICTORIA RENEE LAMBERTH, both unmarried, as Joint Tenants With Rights of Survivorship,** 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. 22 on the Plat of Pontotoc Subdivision, as of record in Book 547, page 113, Register's Office for Davidson County, Tennessee, to which plat reference is here made for a more complete description.

BEING the same property conveyed to Charles T. Lockhart, unmarried, by deed from Devery Thomas Moses, unmarried, of record in Book 7619, page 987, Register's Office for Davidson County, Tennessee.

This is improved property known as 2104 Pontotoc Avenue, 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 Pontotoc Subdivision, of record in Book 547, page 113, Register's Office for Davidson County, Tennessee.

2. A permanent easement regarding a carport and driveway servicing Lot No. 21, the property adjacent to subject property. Said easement is dated March 30, 1979, and is of record in Book 5412, page 53, 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 14th day of December, 1991.

Charles T. Lockhart
CHARLES T. LOCKHART

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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 CHARLES T. LOCKHART, the bargainor, 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 purposes therein contained.

Witness my hand and official seal this 14th day of December, 1991.

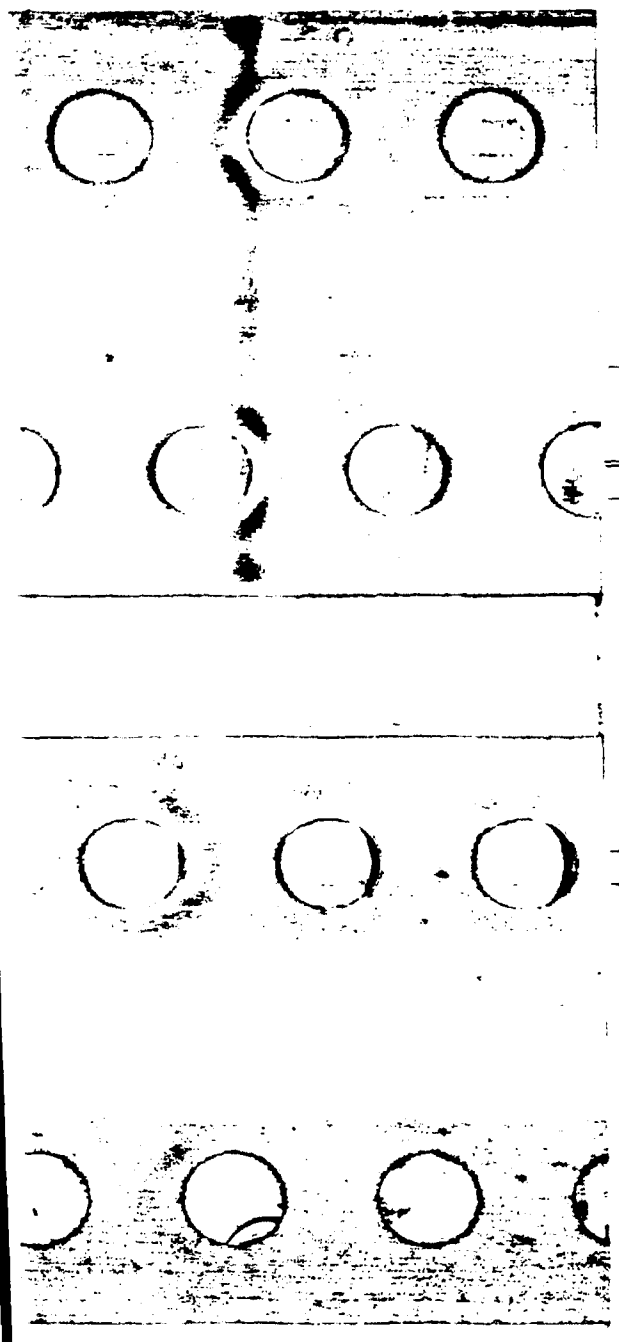
Notary Public

My Commission Expires:
1-23-94

7.1187

Dec 23 8 53 AM '91

4583 12/23 0101 03CHECK 251.94



OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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	66250.00
CON TX	244.94
PRFEE	1.00
WDEED	6.00
TOTAL	251.94
CHECK	251.94

12/23/91 01 08:55 0001 4583

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.1187

IDENTIFICATION

Dec 23 8 53 AM '91

No. 487063