PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (blw) (Title No: 31473)
Dav. Co. File: Box 8

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 90,000.00

Affiant

Sworn and subscribed before me this 17th day of January, 1991.

Notary Public

My Comm. Expires: 9/26/92

ADDRESS NEW OWNER:
Andrew N. Byrn
797 Goodpasture Terrace
Nashville, TN 37221

RESPONSIBLE FOR PAYMENT OF TAXES:
NationsBanc Mortgage Corporation of Virginia
1512 Willow Lawn Drive
Richmond, VA 23230-3479

MAP-PARCEL NUMBERS
156-2-109

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Rocco Mercante and spouse, Cynthia B. Mercante,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Andrew N. Byrn and spouse, Ann MacKay Byrn,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 609 on the plan of Harpeth Woods Section of Harpeth Valley Park, of record in Book 4860, page 111, Register's Office for said County.

Said Lot No. 609 fronts 70.0 feet on the southerly margin of Goodpasture Terrace and extends back 181.4 feet on the easterly line and 195.0 feet on the westerly line to a dead line in the rear, measuring 105.2 feet thereon.

Being the same property conveyed to Rocco Mercante and wife, Cynthia B. Mercante by deed from Kenneth J. Kaplan and wife, Dolores Kaplan, of record in Book 6318, page 89, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

The property herein conveyed is subject to restrictive covenants of record in Book 5051, page 92, Book 5197, page 123, and Book 5228, page 718, said Register's Office, and to the matters set forth in the above-referenced plan of record.

7.7.96.3 IDENTIFICATION REFERENCE JAN 21 1 39 PM '92 DAVIDSON COUNTY, TN

3336 01/21 0101 03CHECK 340.00

This is improved property, known as: 797 Goodpasture Terrace, Nashville, TN 37221

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 17th day of January, 1991.

Rocco Mercante

Cynthia B. Mercante

State of Tennessee
County of Davidson

On this 17th day of January, 1991, before me the undersigned authority, personally appeared Rocco Mercante and Cynthia B. Mercante, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 9/26/92

Notary Public



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8532 PAGE 51

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 90000.00
CON TX 333.00
PRFEE 1.00
WDEED 6.00
TOTAL 340.00
CHECK 340.00

01/21/92 01 13:40 0001 8336

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.7.9.6.3

IDENTIFICATION REFERENCE

JAN 21 1 39 PM '92

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 494729