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: (ljh) (Title No: 31455)
Dav. Co. File: Box 8

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 85337.24

John A. Hubbard
Affiant

Sworn and subscribed before me this 31st day of January, 1992.

Notary Public

My Comm. Expires: 9-24-94

ADDRESS NEW OWNER:
John A.Hubbard
4932 Yorkshire Road
Nashville, TN 37211

RESPONSIBLE FOR PAYMENT OF TAXES:
Chemical Mortgage Company
101 East Town Street
Columbus, OH 43215

MAP-PARCEL NUMBERS
161-10-A216

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 **Gregory Preston, a single person,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **John A. Hubbard,** 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. 320 on the plan of Villages of Brentwood Phase Three of record in Book 6250, page 91B, Register's Office for said County.

Said Lot No. 320 fronts 60.00 feet on the northerly margin of Yorkshire Road and extends back between parallel lines 100.00 feet to a dead line.

Being the same property conveyed to Gregory G. Preston by Quitclaim Deed from Deborah A. Larson, Unmarried of record in Book 8339, page 994, 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..

Subject to the covenants, conditions and restrictions of record in Book 6143, page 11, Book 6398,. page 495, Book 6852, page 497 and Book 7207, page 251 said Register's Office, which set forth assessments and other matters to which reference is hereby made for more particulars.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a note secured by a first mortgage deed of trust to Atlantic Coast Mortgage Company of record in Book 7491 page 271, and assigned to Chemical Mortgage Company of record in Book 7499, page 297, said Register's Office, and that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said Grantee.

FEB 10 1992 DAVIDSON COUNTY, IDENTIFICATION REFERENCE 02547

This is improved property, known as: 4932 Yorkshire Road, Nashville, TN 37211

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 31st day of January, 1992.

Gregory Preston

9766 02/10 0101 03CHECK 322.61

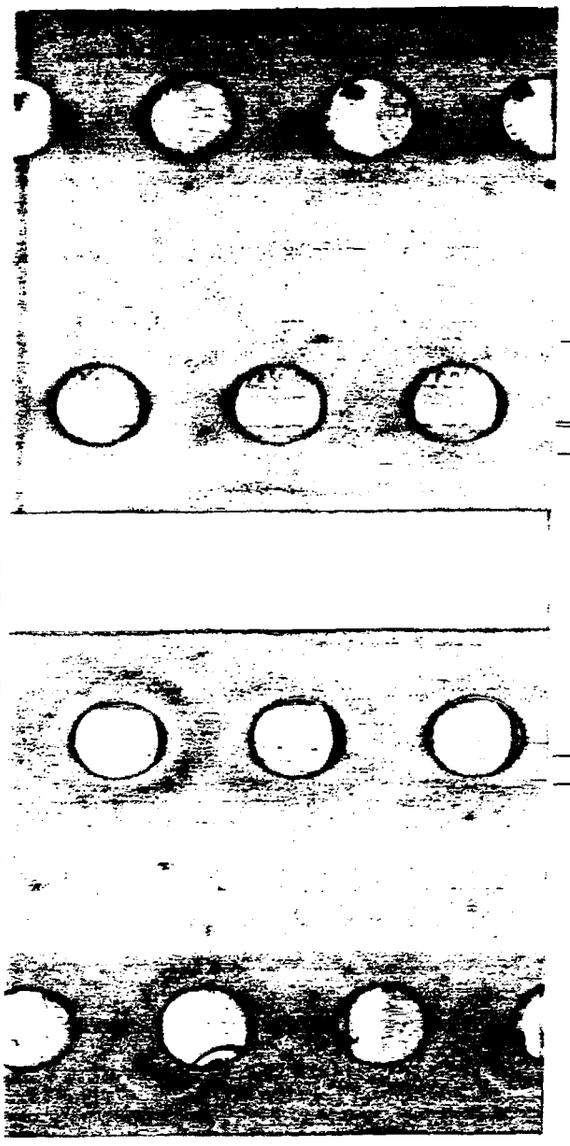
Gregory Preston

State of Tennessee
County of Davidson

On this 31st day of January, 1992, before me the undersigned authority, personally appeared Gregory Preston, 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.

My Commission Expires: Sept. 24, 1994

Notary Public



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

RECEIVED OF _____

FOR _____

BOOK 8546 PAGE 863

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	85337.24
CON TX	315.61
PRFEE	1.00
WDEED	6.00
TOTAL	322.61
CHECK	322.61

02/10/92 01 11:04 0001 9766

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

82947

IDENTIFICATION REFERENCE

FEB 10 11 04 AM '92

DAVIDSON COUNTY, TN

No. 500359