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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: 31830)
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: $ 166,000.00

James McGean
Affiant

Sworn and subscribed before me this
29th day of April, 1992.

Notary Public

My Comm. Expires: 9/26/92

ADDRESS NEW OWNER:
James McGean
513 London Way
Nashville, TN 37221

RESPONSIBLE FOR PAYMENT OF TAXES:
The Prudential Home Mortgage Company, Inc.
800 Maryland Ave., Ste.1400
Clayton, MO 63105

MAP-PARCEL NUMBERS
142-16-A-004

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 **Robert G. Nemer and spouse, Martha L. Nemer,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **James McGean, a single person,** 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. 4 on the plan of Devon Park, Phase One, of record in Book 5200, page 670-672, Register's Office for said county.

SAID Lot No. 4 fronts 95.00 feet on the northwesterly margin of Londonway (private) and extends back 82.00 feet on the northeasterly line and 125.00 feet on the southwesterly line to a broken line in the rear, measuring 95.95 feet thereon.

BEING the same property conveyed to Robert G. Nemer and wife, Martha L. Nemer by deed from LuAnn F. Acker and husband, Dale W. Houtkooper of record in Book 7621, page 15, 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 the restrictive covenants, liens and other matters set forth in Book 6176, Page 7 as amended in Book 6541, page 542 and Book 6967, page 156, said Register's Office, and to the matters set forth in the referenced Plan of record.

06257 IDENTIF. REFERENCE APR 30 3 12 PM '92 DAVIDSON COUNTY TN.

5697 04/30 0101 03CHECK 621.20

This is improved property, known as: 513 London Way, 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 29th day of April, 1992.

Robert G. Nemer

Martha L. Nemer

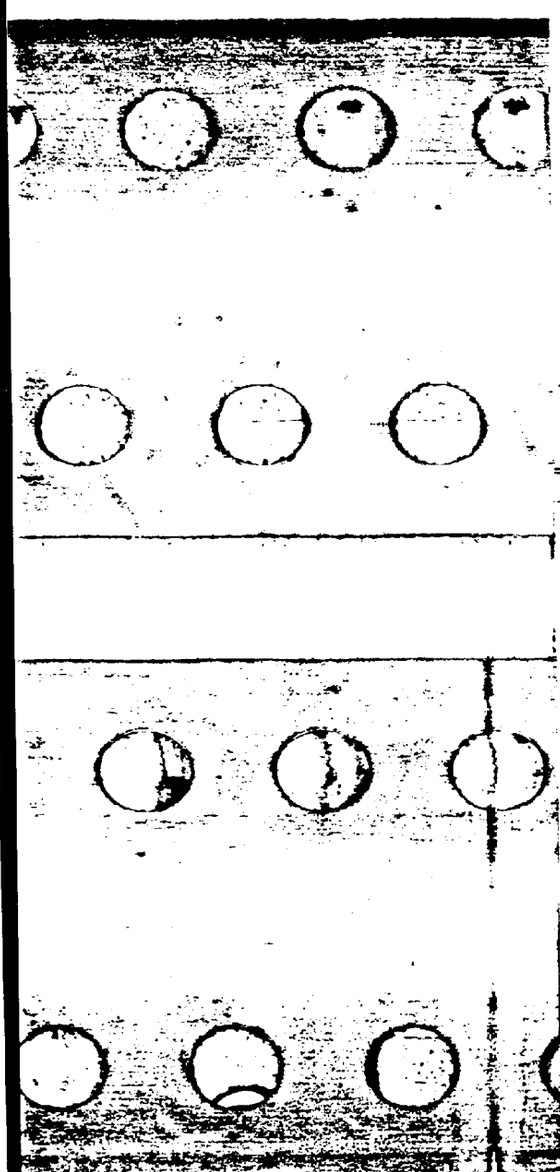
State of Tennessee
County of Davidson

On this 29th day of April, 1992, before me the undersigned authority, personally appeared Robert G. Nemer and Martha L. Nemer, 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 _____

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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 166000.00
CON TX 614.20
PRFEE 1.00
WDEED 6.00
TOTAL 621.20
CHECK 621.20

04/30/92 01 15:10 0001 5697

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06257

IDENTIF. REFERENCE

APR 30 3 12 PM '92

FELIX Z. WILSON, II
DAVIDSON COUNTY TN.

No. 526473