THIS INSTRUMENT PREPARED BY:
STEWART BLACK, ATTORNEYS
333 SOUTH GALLATIN ROAD
MADISON, TN 37115

BOOK 8728 PAGE 647

ADDRESS NEW OWNER:

DEIDRE LANIER
1916 PATTERSON ST, Ste. 600
Nashville TN 37203

MAP/PARCEL NUMBER:

MAP 92-8, PARCEL 127

SEND TAX BILLS TO:

SAME

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $20,000.00.

D Lanier, M.D.
AFFIANT

Subscribed and sworn to me, this the 10th day of SEPTEMBER, 1992.

Notary Public
My commission expires: 5-26-96

45363

SEP 14 3 20 PM '92

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN AND no/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which are hereby expressly acknowledged, WE, MARGARETTE D. POLK, ~~GENETTA~~ Gaynell Gn McEWEN, AMY BARKSDALE AND DONNA GAIL NORTHERN, hereinafter referred to as GRANTORS, have this day bargained and sold, and do hereby transfer and convey unto the said DEIDRE LANIER, UNMARRIED, hereinafter referred to as GRANTEE, HER successors, heirs and assigns, certain real estate in DAVIDSON County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of GRANTORS in and to any easements and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property"). This conveyance of the "Property", and all covenants and warranties contained herein, are made expressly subject to the exceptions and other matters set forth in Exhibit "B", which is attached hereto and incorporated herein by reference.

This is improved property known as 408 DR. D.B. TODD JR. BLVD., NASHVILLE, TN 37203.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

GRANTEE, HER successors, heirs and assigns forever, WE covenant that WE ARE lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered except to the extent otherwise set forth in Exhibit "B" hereto.

WE further covenant and bind OURSELVES and OUR heirs and representatives, to warrant and forever defend the title to said GRANTEE, HER successors, heirs and assigns, against the lawful claims of all persons.

MARGARETTE D. POLK AND MARGARET D. POLK are one and the same person.

THIS is not marital property.

WITNESS our hands this 10 day of SEPTEMBER, 1992.

Margarette D. Polk
MARGARETTE D. POLK

Genetta McEwen
GENETTA McEWEN

Amy Barksdale
AMY BARKSDALE

Donna Gail Northern
DONNA GAIL NORTHERN

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MARGARETTE D. POLK, the within named bargainor, with whom I am personally acquainted (or who proved TO ME upon satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at MADISON, Tennessee, on this the 10th day of SEPTEMBER, 1992.

Denise C. Allen
notary public

My commission expires: 5-11-96

STATE OF FLORIDA :

COUNTY OF Dade :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, GENETTA McEWEN, the within named bargainor, with whom I am personally acquainted (or who proved TO ME upon satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at MIAMI, FLORIDA, on this the 2nd day of SEPTEMBER, 1992.

Nancy E. Klein
notary public

My commission expires: 10/21/92

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, AMY BARKSDALE, the within named bargainor, with whom I am personally acquainted (or who proved TO ME upon satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at MADISON, Tennessee, on this the 10 day of SEPTEMBER, 1992.

Denise C. Allen
notary public

My commission expires: 5-11-96

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DONNA GAIL NORTHERN, the within named bargainor, with whom I am personally acquainted (or who proved TO ME upon satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at MADISON, Tennessee, on this the 10 day of SEPTEMBER, 1992.

Denise C. Allen
notary public

My commission expires: 5-11-96

EXHIBIT 'A'

Land in Davidson County, Tennessee, being the northerly 2 feet of Lot No. 11 and the southerly 35-1/2 feet of Lot No. 12 in John R. Hudson's addition to Nashville as of record in Book 21, page 136, Register's Office for said County. Said parts of Lots Nos. 11 and 12 front together 37-1/2 feet on the easterly side of Eighteenth Avenue, North, formerly Bostick Street, presently named Dr. T.H.B. Todd, Jr. Blvd., and run back between parallel lines 150 feet to an alley. Said part of Lot No. 11 being part of the property conveyed to Sarah B. Alford by Deed from C.W. Kempkau, Trustee, of record in Book 967, page 411, and said part of Lot No. 12 being part of the property conveyed to I. Alford, Trustee, by deed from Thrifty Realty Company, of record in Book 1086, page 240, said Register's Office.

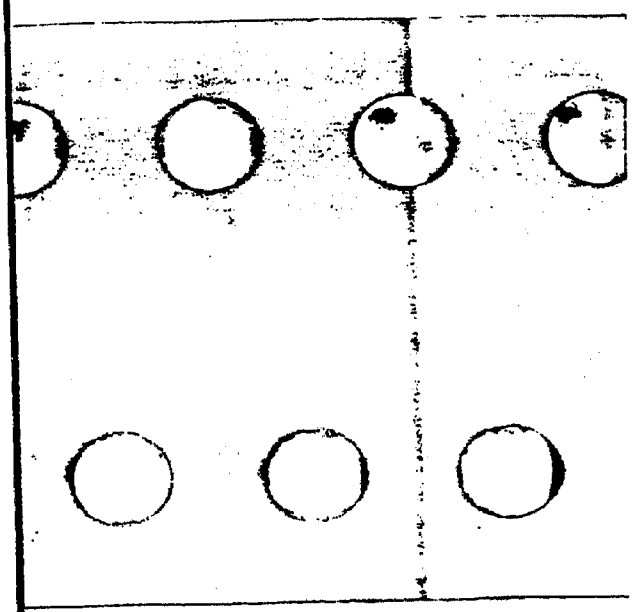
Being the same property conveyed to Margaret D. Polk and Annie Elizabeth Polk by Installment Deed from I. Alford, Trustee, et ux, Sarah B. Alford, of record in Book 1640, page 160, Register's Office for Davidson County, Tennessee, the said Annie Elizabeth Polk having since died on February 7, 1980, intestate, her undivided one-half interest passed by operation of law to her surviving heirs, Margaret D. Polk (1/3 of her undivided one-half interest), James E. Polk (1/3 of her undivided one-half interest) and her nieces ~~Conetta~~ McEwen, Amy Barksdale and Donna Gail Northern, being the sole heirs of Annie Elizabeth Polk's deceased sister, Mildred Polk, who pre-deceased Annie Elizabeth Polk and who was unmarried at her death (1/3 of her undivided one-half interest). James E. Polk conveyed all of his right, title and interest in and to the herein property to Margaret D. Polk by Quitclaim Deed of record in Book 6333, page 572, said Register's Office.

EXHIBIT 'B'

1. Real property taxes for 1992 and all future years.

2. All matters set forth on the Plan of John R. Hudson's Addition to Nashville, of record in Plat Book 21, page 36, Register's Office for Davidson County, Tennessee.

6189 09/14 0101 03CHECK 91-00



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

RECEIVED OF _____

FOR _____

BOOK 8728 PAGE 651

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
			MAMT	20000.00
			MOR TX	74.00
			PRFEE	1.00
			TDEED	16.00
			TOTAL	91.00
			CHECK	91.00
09/14/92	01		09:20 0001	6189

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

45363

IDENTIFICATION REFERENCE

SEP 14 9 20 AM '92

A.D. WILSON
DAVIDSON COUNTY, TN

No. 569846