This instrument prepared by

JOE VAULX CROCKETT, III, ESQ.
Suite 1050 American Center
3100 West End Avenue
Nashville, Tennessee 37203

Address New Owner:	Send Tax Bills To:	Map/Parcel No.
William Mark Lyle Andrews P. O. Box 50721 Nashville, Tennessee 37205	SAME	Map 116-1-A Parcel 17

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $72,000.00.

Affiant

Subscribed and sworn to before me, this the 25th day of February, 1993.

Notary Public

My Commission Expires: 3/27/93

GENERAL 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 considerations, the receipt and sufficiency of which are hereby acknowledged, B.N.B. Properties, Inc., a Tennessee corporation, hereinafter called "GRANTOR," has bargained and sold, and by these presents does transfer and convey unto William Mark Lyle Andrews, hereinafter called "GRANTEE," its successors, heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> LAND in Davidson County, Tennessee, being Lot No. 17, on the plan of Dunham Springs Residential Park, as shown on plat of record in Plat Book 6250, page 936, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.
>
> BEING a portion of the same property conveyed to B.N.B. Properties, Inc., by Deed of Record in Book 8524, page 957, Register's Office for Davidson County, Tennessee.

Said property is transferred subject to the limitations, restrictions, and encumbrances set forth on Exhibit A.

This is unimproved property located at 114 Dunham Springs Lane, Nashville, Davidson County, Tennessee.

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, its successors, heirs, and assigns, forever, and GRANTOR does covenant with the said GRANTEE that it is lawfully seized 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; and GRANTOR does further covenant and bind itself, its heirs, successors, assigns, and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, its

heirs, successors and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS its hand this 25th day of February, 1993.

B.N.B. PROPERTIES, INC., a
Tennessee corporation

By: _____
James D. Harris, President

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, Joe Vaulx Crockett III a Notary Public in and for the said County and State, personally appeared James D. Harris, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence), and who upon oath acknowledged himself to be President of B.N.B. Properties, Inc., the within named bargainor, a corporation, and that he as such President being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as President.

WITNESS my hand and seal in Nashville, Tennessee, this the 25 day of February, 1993.

_____
Notary Public

JOE VAULX CROCKETT, III NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:

3/27/93

EXHIBIT A BOOK 8874 PAGE 576

1. 1993 Taxes which are not yet due and payable.

2. Declaration of Covenants, Conditions, and Restrictions for Dunham Springs recorded in Book 6875, page 530, Register's Office for Davidson County, Tennessee, and in any allied instrument(s) referred to in said restrictions.

3. All matters shown on Plat recorded in Book 6250, page 936, said Register's Office.

4. Sanitary sewers and/or storm drainage easement as set forth in instrument recorded in Book 4462, page 147, Book 6380, page 360, Book 7899, page 680, and Book 7903, page 989, said Register's Office.

5. Easement(s) for water and sewer, as set forth in instrument recorded in Book 7593, page 527 and Book 7593, page 590, said Register's Office.

6. Right-of-Way Agreement conveyed to Nashville Gas Company of record in Book 7899, page 686, said Register's Office.

7. Easements for sewer, water, electric, gas, and telephone lines retained by Metropolitan Government of Nashville and Davidson County in Ordinance No. 82-1062 closing a portion of Shadybrook Drive.

8. Easements for sewer, water, electric, gas, and telephone lines retained by Metropolitan Government of Nashville and Davidson county in Ordinance No. 85-1074 closing a portion of Dunham Springs Road.

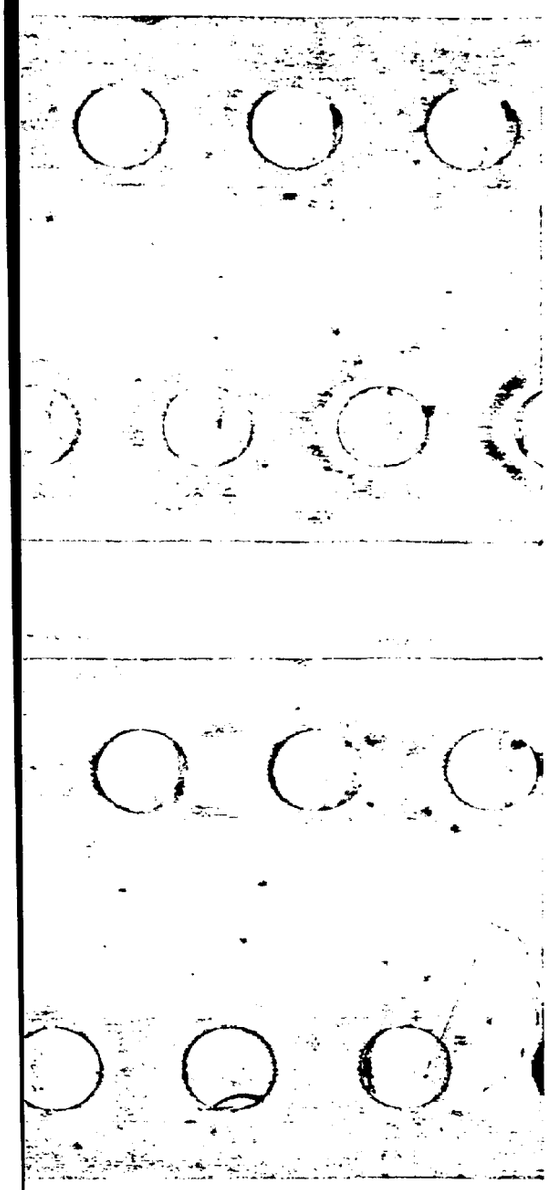
95772

IDENTIFICATION REFERENCE

FEB 26 1 29 PM '93

DAVIDSON COUNTY, TN

481 02/25 2101 03CHECK 279.40



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

RECEIVED OF _____

FOR _____

BOOK 8874 PAGE 577

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 72000.00
				CON TX 266.40
				PRFEE 1.00
				WDEED 12.00
				TOTAL 279.40
				CHECK 279.40
02/26/93	01			13:27 0001 7481

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

95772

IDENTIFICATION REFERENCE

FEB 26 1 29 PM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 625076