Prepared By:

AFTER RECORDING RETURN TO:

Lehman Land Title, Inc.

5211 Maryland Way, Suite 1060
Brentwood, TN 37027

Prepared by: Out of State

BOOK 8908 PAGE 214

Address of New Owner:	Send Tax Bills To:	Map-Parcel No.
Kent Evan Blazy and wife, Sharon Lee Kimbel 1705 Warfield Drive Nashville, Tennessee 37215	Kent Evan Blazy and wife, Sharon Lee Kimbel 1705 Warfield Drive Nashville, Tennessee 37215	145-4-28

THE STATE OF TENNESSEE §
§
COUNTY OF DAVIDSON §

The actual consideration or value, whichever is greater, for this transfer is $288,000.00.

06895

REFERENCE
93 APR 6 9 13 AM
DAVIDSON COUNTY, TN

Kent E. Blazy
Affiant (Grantee)

Affiant (Grantee)

Subscribed and sworn to before me, this the 2nd day of ~~March~~ April, 1993.

[Official Seal]

Notary Public

My Commission Expires: 5-15-95

SPECIAL WARRANTY DEED

2421 04/06 0101 03CHECK 1090.60

NATIONSBANK OF TENNESSEE, N.A., formerly known as NationsBank of Tennessee, formerly known as Sovran Bank/Tennessee ("Grantor"), for and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00) paid to Grantor and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, has GRANTED, SOLD, and CONVEYED and does hereby GRANT, SELL, and CONVEY unto KENT EVAN BLAZY and wife, SHARON LEE KIMBEL ("Grantee") in fee simple, their heirs and assigns, that certain land located in Davidson County, Tennessee, and being more particularly described in Exhibit A, attached hereto and incorporated herein by reference, together with all improvements, if any, located on such land (such land and improvements being collectively referred to as the "Property").

This conveyance is made and accepted subject to all matters (the "Permitted Exceptions") set forth in Exhibit B, attached hereto and incorporated herein by reference.

TO HAVE AND TO HOLD the Property, together with all and singular the rights and appurtenances pertaining thereto, including all of Grantor's right, title and interest in and to adjacent streets, alleys and rights-of-way, subject to the Permitted Exceptions, unto Grantee and Grantee's heirs, successors and assigns forever; and Grantor does hereby bind itself and its successors to warrant and forever defend the Property unto Grantee and Grantee's heirs, successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof, by, through or under Grantor, but not otherwise.

EXCEPT FOR THE LIMITED WARRANTY OF TITLE HEREIN CONTAINED, GRANTEE ACKNOWLEDGES THAT GRANTOR HAS NOT MADE, DOES NOT MAKE AND SPECIFICALLY NEGATES AND DISCLAIMS ANY REPRESENTATIONS, WARRANTIES, PROMISES, COVENANTS, AGREEMENTS OR GUARANTIES OF ANY KIND OR CHARACTER WHATSOEVER, WHETHER EXPRESS OR IMPLIED, ORAL OR WRITTEN, PAST, PRESENT OR FUTURE, OF, AS TO, CONCERNING OR WITH RESPECT TO (A) THE VALUE, NATURE, QUALITY OR CONDITION OF THE PROPERTY, INCLUDING, WITHOUT LIMITATION, THE WATER, SOIL AND GEOLOGY, (B) THE INCOME TO BE DERIVED FROM THE PROPERTY, (C) THE SUITABILITY OF THE PROPERTY FOR ANY AND ALL ACTIVITIES AND USES WHICH GRANTEE MAY CONDUCT THEREON, (D) THE COMPLIANCE OF OR BY THE PROPERTY OR ITS OPERATION WITH ANY LAWS, RULES, ORDINANCES OR REGULATIONS OF ANY APPLICABLE GOVERNMENTAL AUTHORITY OR BODY, (E) THE HABITABILITY, MERCHANTABILITY, MARKETABILITY, PROFITABILITY OR FITNESS FOR A PARTICULAR PURPOSE OF THE PROPERTY, (F) THE MANNER OR QUALITY OF THE CONSTRUCTION OR MATERIALS, IF ANY, INCORPORATED INTO THE PROPERTY, (G) THE MANNER, QUALITY, STATE OF REPAIR OR LACK OF REPAIR OF THE PROPERTY, OR (H) ANY OTHER MATTER WITH RESPECT TO THE PROPERTY, AND SPECIFICALLY, THAT GRANTOR HAS NOT MADE, DOES NOT MAKE AND SPECIFICALLY DISCLAIMS ANY REPRESENTATIONS REGARDING COMPLIANCE WITH ANY ENVIRONMENTAL PROTECTION, POLLUTION OR LAND USE LAWS, RULES, REGULATIONS, ORDERS OR REQUIREMENTS, INCLUDING THE DISPOSAL OR EXISTENCE, IN OR ON THE PROPERTY, OF ANY PETROLEUM HYDROCARBONS, RADON GAS OR HAZARDOUS MATERIALS, SUBSTANCES OR WASTES AS DEFINED BY ALL APPLICABLE FEDERAL, STATE AND LOCAL LAWS. EXCEPT FOR THE LIMITED WARRANTY OF TITLE EXPRESSLY SET FORTH HEREIN, GRANTEE FURTHER ACKNOWLEDGES THAT TO THE MAXIMUM EXTENT PERMITTED BY LAW, THE SALE OF THE PROPERTY IS MADE ON AN "AS IS" CONDITION AND BASIS WITH ALL FAULTS.

By acceptance of this Special Warranty Deed, Grantee agrees to and accepts all of the foregoing matters.

Ad valorem taxes for the present year having been prorated, Grantee hereby assumes payment thereof, and subsequent assessments for that and prior years due to change in land usage, ownership, or both.

IN WITNESS WHEREOF, Grantor has caused this Special Warranty Deed to be executed on the 30th day of March, 1993.

ATTEST:

Assistant Secretary

NATIONSBANK OF TENNESSEE, N.A.,
a national banking association

By: _____

Name: Timothy R. Leach

Title: Vice President

STATE OF NORTH CAROLINA §
§
COUNTY OF MECKLENBURG §

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Timothy R. Leach and Gwen Dowless, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon their oaths acknowledged themselves to be Vice President and Ass't Secretary respectively of NATIONSBANK OF TENNESSEE, N.A., the within named bargainor, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the association by Timothy R. Leach as such Vice Pres. and Gwen Dowless as such Ass't secretary.

Witness my hand and seal, in Charlotte, North Carolina, this the 30th day of March, 1993.

[Official Seal]

Notary Public, State of North Carolina

My Commission Expires: My Commission Expires February 7, 199

EXHIBIT A

LAND

LAND in Davidson County, Tennessee, being Lot No. 4, on the plan of Lealand Manor, Second Addition, not of record in the Register's Office of Davidson County, Tennessee, being more particularly described as follows:

According to said Plat No. 4 fronts 339.9 feet on the northeasterly margin of Overton Lea Road, and extends back 241.9 feet on the easterly line and 479.5 feet on the westerly line to a dead line in the rear, measuring 275 feet, thereon.

BEING the same property conveyed to Arthur R. Welhoelter and wife, Judith Welhoelter, by Deed of Record in Book 6318, Page 875, Register's Office for Davidson County, Tennessee, and the same property conveyed to NationsBank of Tennessee by Deed of Record in Book 8820, Page 298, Register's Office for Davidson County, Tennessee.

EXHIBIT B

PERMITTED EXCEPTIONS BOOK 8905 PAGE 219

1. Rights of parties in possession.

2. Governmental rights of police power or eminent domain unless notice of the exercise of such rights appears in the public records as of the date hereof; and the consequences of any law, ordinance or governmental regulation including, but not limited to, subdivision, building and zoning ordinances.

3. Defects, liens, encumbrances, adverse claims or other matters 1) not known to the Grantor and not shown by the public records but known to the Grantee as of the date hereof and not disclosed in writing by the Grantee to the Grantor prior to the date hereof; or 2) resulting in no loss or damage to the Grantee; or 3) attaching or created subsequent to the date hereof.

4. Visible and apparent easements and all underground easements, the existence of which may arise by unrecorded grant or by use.

5. Any and all leases, if any, and rights of parties therein.

6. Taxes and assessments for the year of closing and subsequent years and subsequent assessments for prior years due to a change in use or ownership.

7. All valid and enforceable covenants, liens, encumbrances, defects, easements and other matters as shown on the public record.

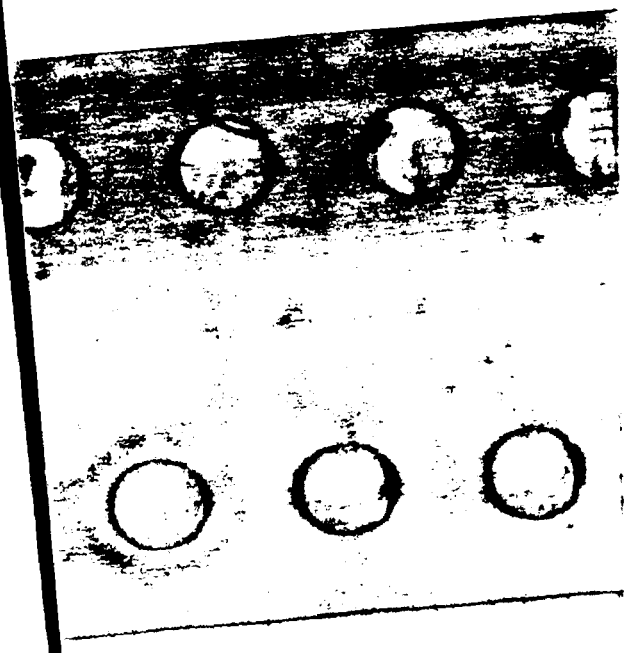
8. All matters which would be disclosed by a personal inspection of the Property or by a current, accurate, physical survey of the Property.

9. Taxes assessed by correction pursuant to the provisions of TCA 67-5-603, et. seq.

10. Restrictions contained in Book 1081, Page 643 and Book 1883, Page 270 of the Davidson County Registry.

11. Easement(s) to Metropolitan Government of Nashville and Davidson County, as set forth in instrument recorded in Book 6327, Page 441 of the Davidson County Registry.

Initials



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

RECEIVED OF _____

FOR _____

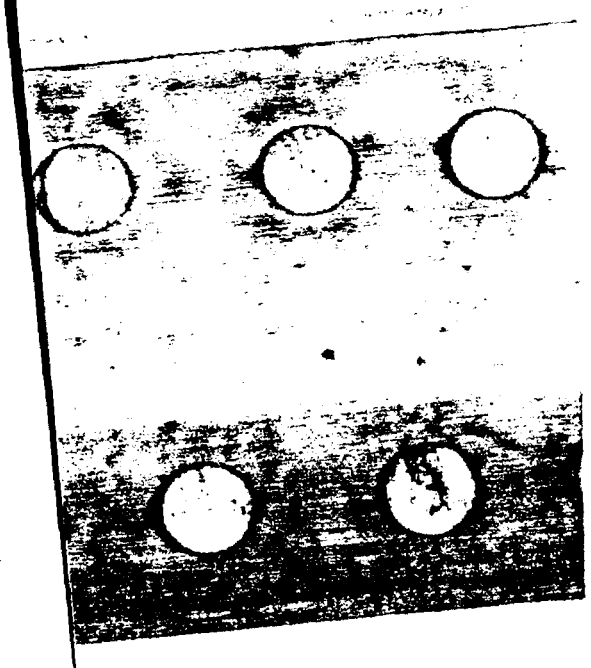
BOOK 890 PAGE 220

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	
				288000.00
			CON TX	1065.60
			PRFEE	1.00
			TDEED	24.00
			ERR	CO
			TDEED	24.00-
			WDEED	24.00
			TOTAL	1090.60
			CHECK	1090.60

04/06/93 01 09:17 0001 2421

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0 6 8 9 5

IDENTIFICATION REFERENCE

APR 6 9 18 AM '93

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 637216