WARRANTY DEED

State of Tennessee)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is $ 22,000.00

Affiant

Sworn to and subscribed before me this 5 day of April, 1993.

NOTARY PUBLIC

My Commission Expires: 11-26-94

This instrument prepared by:

ROBERT F. SPANN, Attorney
First American Center, 15th Floor
315 Deaderick Street, Suite 1545
Nashville, Tennessee 37238-1545
615/242-2525

IDENTIFICATION REFERENCE

APR 12 4 23 PM '93

DAVIDSON COUNTY, TN

090 23

ADDRESS - NEW OWNER:

Emanuel Gift, et ux
1903 12th Ave. N
Nashville, TN 37208

SEND TAX BILLS TO:

John N. Sowell
P. O. Box 25
Christiana, TN 37037-0025

MAP/PARCEL NUMBER:

Map 81-07
Par. 344

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, John N. Sowell and wife, Mattie L. Sowell, hereinafter called Grantor, has bargained and sold, and by these presents does transfer and convey unto Emanuel Gift, and wife, Gloria M. Gift, hereinafter called Grantee, their heirs and assigns, forever, a certain tract or parcel of land situated in Davidson County, State of Tennessee, described as follows, to-wit:

4752 04/12 0101 03CHECK 90.40

Being Lot 91 on the Plan of Cephas Woodard's Subdivision of Lots 5 and 6, Woodard Plan, as of record in Book 161, page 174, Register's Office for Davidson County, Tennessee.

Said Lot No. 91 fronts 50 feet on the westerly side of 12th Avenue, North, formerly Eppa Avenue, and runs back between parallel lines, 115 feet to an alley.

Being the same property conveyed to John N. Sowell and wife, Mattie L. Sowell, by deed from Stanley M. Chernau, Trustee, of record in Book 4815, page 609, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the same property, with all appurtenances, estate, title, and interest thereto belonging to the Grantees, their heirs and assigns forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs, assigns and representatives, to warrant and

forever defend the title to the said land to the said Grantees, their heirs 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 our hands this 5 day of April, 1993.

JOHN N. SOWELL

MATTIE L. SOWELL

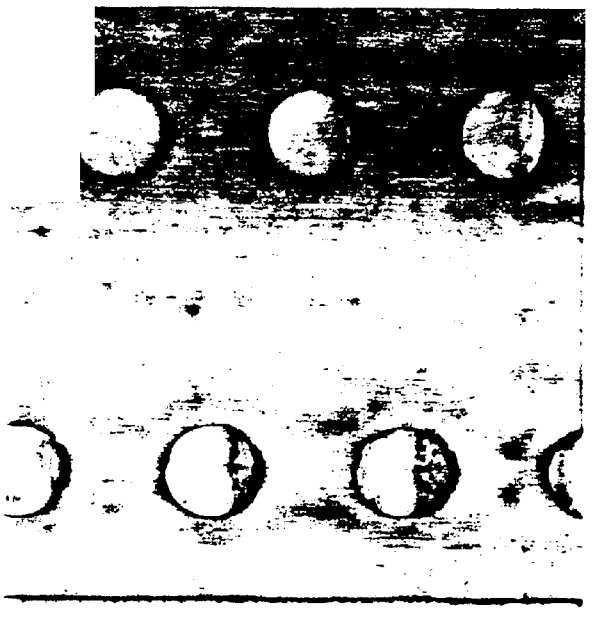
STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John N. Sowell and wife, Mattie L. Sowell, the Bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 5 day of April, 1993.

NOTARY PUBLIC

My Commission Expires: 11-26-94



OFFICIAL RECEIPT

FELIX Z. WILSON, II

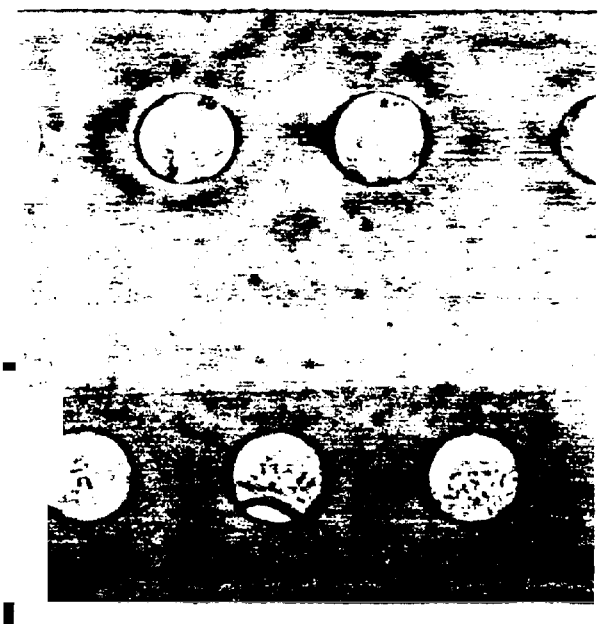
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 8914 PAGE 535

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	22000.00
CON TX	81.40
PRFEE	1.00
WDEED	8.00
TOTAL	90.40
CHECK	90.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 001 4752

09023

IDENTIFI REFERENCE

APR 12 4 23 PM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No 639522