Address of New Owner:	Send Tax Bills To:	Map & Parcel No. FILE BOX 11
James R. Smith, Jr. 3106 Conviser Drive Nashville, TN 37207	Same	60-120-166

BOOK 8948 PAGE 546

RTC TENNESSEE SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED is made the 5th day of May, 19 93, by RESOLUTION TRUST CORPORATION, as Receiver of METROPOLITAN FEDERAL SAVINGS AND LOAN ASSOCIATION, F.A., whose address is 100 Colony Square, Suite 2300, Atlanta, Georgia 30361 as GRANTOR, to JAMES R. SMITH, JR., whose address is 3205 Vailview Drive, Nashville, Tennessee 37207, as GRANTEE.

Witness that Grantor, for good and valuable consideration, paid in hand at and before the sealing and delivery of this instrument, the receipt of which is acknowledged, grants to Grantee all the real property located in Davidson County, Tennessee, more particularly described as:

> Land in Davidson County, Tennessee, being Lot No. 12 on the Plan of Zone Lot Division Lot Numbers 12, 13, 23 & 24, Section 2, Adanoroc Subdivision, of record in Plat Book 6200, page 616, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.
>
> Being the same property conveyed to Resolution Trust Corporation as Receiver of Metropolitan Federal Savings and Loan Association, F.A. by Substitute Trustee's Deed from Kenneth M. Ballew, Substitute Trustee, of record in Book 8625, page 555, Register's Office for Davidson County, Tennessee.

Property subject to Land Use Restriction Agreement recorded simultaneously herewith.

Property also known as 3106 Conviser Drive, Nashville, Tennessee 37207.

Said property together with all tenements, hereditament and appurtenances thereto is subject to current real property taxes, zoning and other governmental restrictions, and all covenants, conditions, restrictions, easements, rights-of-way and other matters of record.

To have and to hold, all and singular, the premises aforementioned unto said Grantee, its successors and assigns, forever.

Grantor hereby covenants with Grantee that Grantor will forever defend Grantee against claims of all persons claiming by, through or under Grantor. No other covenants or warranties, express or implied, are given by this Special Warranty Deed.

IN WITNESS WHEREOF, Grantor has set its hand and seal the day and year first above written.

Signed, sealed and delivered in the presence of:

Grantor:

RESOLUTION TRUST CORPORATION,
as Receiver of
METROPOLITAN FEDERAL SAVINGS AND
LOAN ASSOCIATION, F.A.

By: _____
Name (print): _____
Title: _____

19642

RECEIVED FOR REFERENCE
May 14 11 09 AM '93
DAVIDSON COUNTY, TN

Prepared by: THE LAW OFFICE OF RICHARD MANSON
1314 Fifth Avenue North
Germantown Center, Suite 300
Nashville, Tennessee 37208-2726

RECD FOR REC 05/14/93 07:01 03CHECK 120.00

STATE OF Georgia)
COUNTY OF Dekalb)

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as Receiver of Metropolitan Federal Savings and Loan Association, F.A.

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Michael K. Schemer with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon his/her oath acknowledged himself to be the Authorized Agent and Attorney-In-Fact of the Resolution Trust Corporation, the within named bargainor, a corporation, and that he/she as such Authorized Agent and Attorney-In-Fact, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation as Receiver by the said Michael K. Schema as such Authorized Agent and Attorney-In-Fact.

Witness my hand and seal at _____ on this 4th day of May, 1993.

Meredith K. Kessinger
Notary Public

My Commission Expires:

Notary Public, DeKalb County, Georgia
My Commission Expires December 8, 1996

RT\special.wd

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 30,000.00

James R. Smith, Jr.
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5 DAY OF May 19 93

NOTARY PUBLIC

MY COMMISSION EXPIRES: 9/16/95
(AFFIX SEAL)

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 30000.00
CON TX 111.00
PRFEE 1.00
WDEED 8.00
TOTAL 120.00
CHECK 120.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/24/93 01 11:00 0001 3122

19642

IDENTIFICATION REFERENCE

MAY 14 11 00 AM '93

DAVIDSON COUNTY, TN

No. 051202