FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 53,500.00

L.H. Johnson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF May 19 93.

John V. Adams
Notary Public

MY COMMISSION EXPIRES 5-28-95
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John V. Adams, Attorney
2120 Crestmoor Rd., #2008, Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
L.H. Johnson (NAME)	NEW OWNER (NAME)	Map 117-16-B
c/o Hamilton Investments	Floor	Parcel 121
315 Deaderick Street, 19th (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37238 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, M. Michael Nixon and wife, Lisa Kennedy Nixon,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO L. H. Johnson

HEREINAFTER CALLED THE GRANTEES, THEIR 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. 205 on the plan of Abbottsford, of record in Plat Book 6250, pages 419-42 as amended in Book 6000, pages 1244, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to M. Michael Nixon by deed from Betty G. Brent d/b/a Brent Bonding Company, of record in Book 8839, page 755, Register's Office for said County.

This conveyance is made subject to: (a) property taxes for 1993 for which Grantee will be responsible; (b) Declaration of Covenants, Conditions and Restrictions of record in said Register's Office; (c) Storm Water Detention Agreement of record in Book 6555, page 328, said Register's Office; and (d) matters set forth on said plan.

Lisa Kennedy Nixon joins in this conveyance for the sole purpose of conveying any marital interest she may have in subject property, if any.

24846

IDENTIFICATION REFERENCE

JUN 1 9 20 AM '93

DAVIDSON COUNTY, TN

1480 06/01 0101 03CHECK 206.95

This is improved ( ) unimproved (XX) property, known as 205 Kinsington Drive, Nashville, TN 37215
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said 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 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 hand s this 28th day of May, 19 93

M. Michael Nixon

Lisa Kennedy Nixon

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named M. Michael Nixon and Lisa Kennedy Nixon

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 28th day of May 19 93

Commission expires 5/28/95

John V. Adams Notary Public

JOHN V. ADAMS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____

My commission expires _____

_____ Notary Public

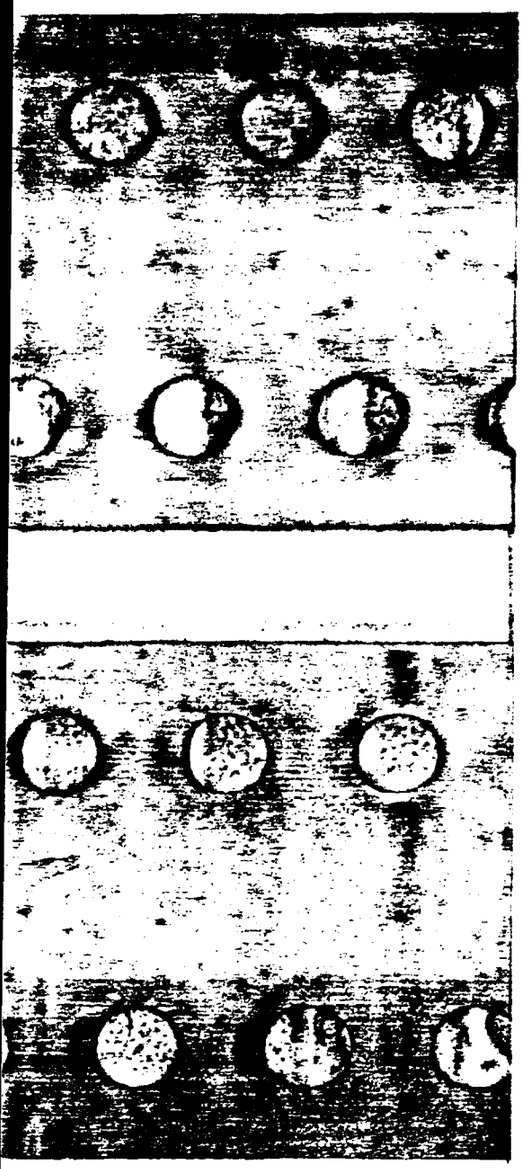
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WARRANTY DEED

FROM
M. Michael Nixon

TO
L. H. Johnson

Prepared By:
John V. Adams, Attorney
3813 Cleghorn Ave.
Nashville, TN 37215



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

CONT

CONT 0.00

CAMT	53500.00
CON TX	197.95
PRFEE	1.00
MDEED	8.00
TOTAL	206.95
CHECK	206.95

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/01/93 01 09:20 0001 1480

2.4846.

IDENTIFICATION REFERENCE

JUN 1 9 20 AM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 656848