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This Instrument Prepared By:

David M. Smythe
Second Floor, Pilcher Building
144 Second Avenue, North
Nashville, TN 37201
(615) 255-4849

SPECIAL WARRANTY DEED

Address New Owner(s) As Follows: Send Tax Bills To: Map Parcel Nos.

Paul Polycarpou		Davidson Map
406 Sunset Island Trail		104-4-225.00
Gallatin, TN 37066	Same	22W-16300

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred is $230,000.00.

Affiant

Subscribed and sworn to before me, this 9th day of June, 1993.

Notary

My Commission Expires: 5-23-94

FOR AND IN CONSIDERATION of the sum of $230,000.00, cash in hand paid, and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, First American National Bank (hereinafter "Grantor") has this day bargained and sold, and does hereby transfer and convey unto Paul Polycarpou (hereinafter "Grantee"), his successors, heirs and assigns, certain real estate described as follows:

> BEING Lot No. 1 on the Plan of Belmont Land Company's First subdivision of Lot No. 23 of the O. B. Hayes Addition to Nashville, of record in Book 204, Page 207, Register's Office for said County.
>
> SAID Lot No. 1 fronts 55 feet on the westerly side of 16th Avenue, South, and runs back between parallel lines with the southerly margin of Edgehill Avenue, 153-3/4 feet to an alley.
>
> BEING the same property conveyed to First American National Bank by Substitute Trustee's Deed of record in Book 8937, Page 596, Register's Office for Davidson County, Tennessee.

This is improved property with a mailing and street address of 1201 16th Avenue South, Nashville, Tennessee 37212.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest to the said Grantee, his successors and assigns forever, and Grantor covenants that it is lawfully seized and possessed of said real estate, has good right to convey it, and that same is unencumbered except for those encumbrances of record, including, but not limited to, the following:

1. All Metropolitan Davidson County Ad Valorem taxes for the property will be prorated through the date of closing. Grantor will pay all delinquent taxes at the time of closing.

2. All matters which would be disclosed by a survey of the property.

3. All easements, restrictions, set back requirements or other conditions of record in the Davidson County Register of Deeds offices.

Grantor further covenants and binds itself, its successors and representatives to specially warrant and defend the title of said property only to the extent and from the date the Grantor acquired the subject property, to the said Grantee, his successors and assigns against the lawful claims of all persons claiming by, through or under Grantor.

IN WITNESS WHEREOF Grantor has executed this instrument by causing its name to be signed by a duly authorized officer this 9th day of June, 1993.

FIRST AMERICAN NATIONAL BANK

BY: Samuel M. Ballentine

TITLE: VP

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, David M. Smythe, a Notary Public for the State of County aforesaid, personally appeared Samuel M. Ballentine with whom I am personally acquainted, and who, upon oath, acknowledged himself to be an Vice-President of First American National Bank, the within named bargainor, a corporation, and that he as such Officer being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as its Vice-president.

Witness my hand and official seal at office this 9th day of June, 1993.

David M. Smythe
Notary

My Commission Expires: 5-23-94

DAVID SMYTHE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

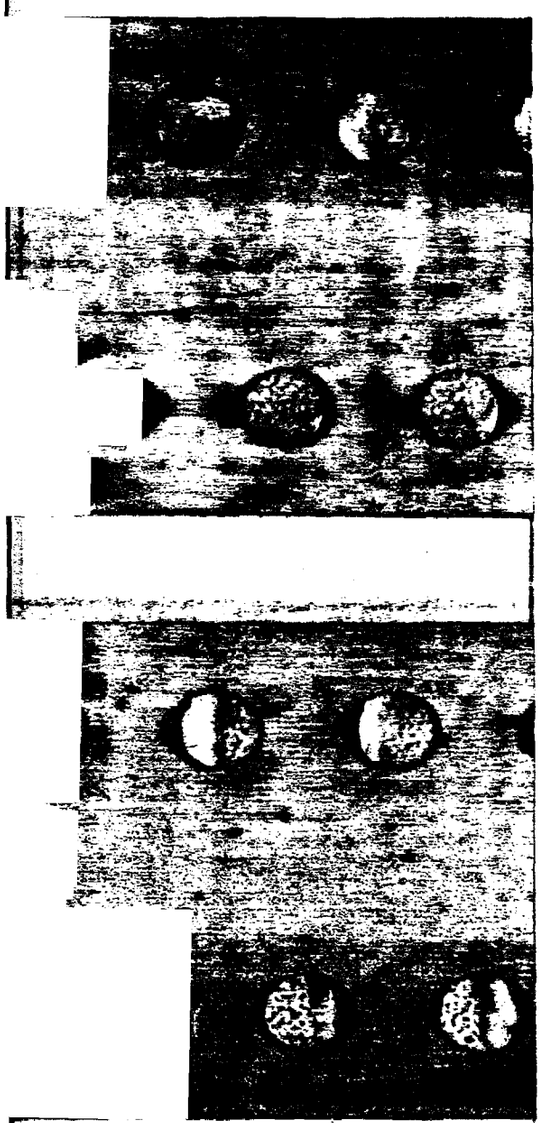
2.8.8.3.6.

IDENTIFICATION REFERENCE:

JUN 10 10 03 AM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

5908 06/10 0101 03CHECK 860.00



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 230000.00
				CON TX 851.00
				PRFEE 1.00
				WDEED 8.00
				TOTAL 860.00
				CHECK 860.00
06/10/93	01			10:04 0001 5908

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2.8.8.3.6.

IDENTIFT REFERENCE

JUN 10 10 03 AM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 661212