STATE OF ALABAMA
COUNTY OF Jefferson

The actual consideration or value, whichever is greater, for this transfer is $37,512.00.

Clyde W Kestner
Affiant

Subscribed and sworn to before me this the 21 day of April, 1993.

Angela D. Morgan
Notary Public

My Commission Expires: 4/29/95

THIS INSTRUMENT PREPARED BY:
Michael Kestner, Suite 300, 4301 Hillsboro Rd., Nashville, TN 37215

Address of New Owner	Send Tax Bills to:	Map & Parcel
Clyde Kestner	Fleet Funding Corp.	11D92116
P.O. Box 210103	P.O. Drawer F-20	Map-43-16
Nashville, TN 37[illegible]	Florence, S.C. 29501	Parcel-176

WARRANTY DEED

For and in consideration of the sum of One Dollar, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, Pigskin Properties, a Tennessee Limited Partnership, herein after called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Clyde W. Kestner, hereinafter called the Grantee, his successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Lot No. 94 on the Plan of Arrowhead Estates, Section II, a Plan of which is of record in Book 5050, page 83, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 94 fronts 55 feet on its southerly margin of Mallow Drive and extends back 182.74 feet on the easterly line and 169 feet on the westerly line to a dead line in the rear measuring 56.70 feet thereon.
>
> Being the same property conveyed to Pigskin Properties, a Tennessee Limited Partnership, by deed from Paul T. Gard, III, of record in Book 6961, page 100, Register's Office for Davidson County, Tennessee.
>
> Grantee herein agrees to assume and to pay the balance of the mortgage indebtedness on the premises dated April 19, 1979, of record in Book 5424, page 700, Register's Office for Davidson County, Tennessee.

This is improved property known as 1000 Mallow Drive, Madison, Tennessee 37115.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his successors and assigns, forever; and I covenant with the said Grantee that I am 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 representative, to warrant and defend the title to the said land to the said Grantee, his successors and assigns, against the lawful claim 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 my hand this the 21st day of April, 1993.

PIGSKIN PROPERTIES, a Tennessee Limited Partnership

BY: Bart Starr, Jr.
Bart Starr, Jr.
General Partner

STATE OF ALABAMA
COUNTY OF Jefferson

Before me, Angela L. Morgan, a Notary Public in and for said County and State, personally appeared Bart Starr, Jr., with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon his oath, acknowledged himself to be General Partner of Pigskin Properties, a Tennessee Limited Partnership, and that Bart Starr, Jr., as such General Partner being authorized so to do, execute the executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and official seal at Birmingham, Al, this the 21 day of April, 1993.

Angela L. Morgan
Notary Public

My Commission expires:
11/29/95

REPRESENTATION OF NON-ENCUMBRANCE
(1000 Mallow Drive, Madison, Tennessee 37115

I Bart Starr, Jr., General Partner of Pigskin Properties, a Tennessee Limited Partnership, do hereby represent and warrant that other than the outstanding first mortgage in the amount of $30,012.75 securing a lien held by Fleet Funding, that there are no other liens, or encumbrances of any manner relative to the above-noted property. Furthermore, I will defend against and indemnify Clyde Kestner for any such liens (if any) in the future rising out of events occurring on or before April 20, 1993.

PIGSKIN PROPERTIES, A Tennessee Limited Partnership

BY: Bart Starr, Jr.
Bart Starr, Jr.
General Partner

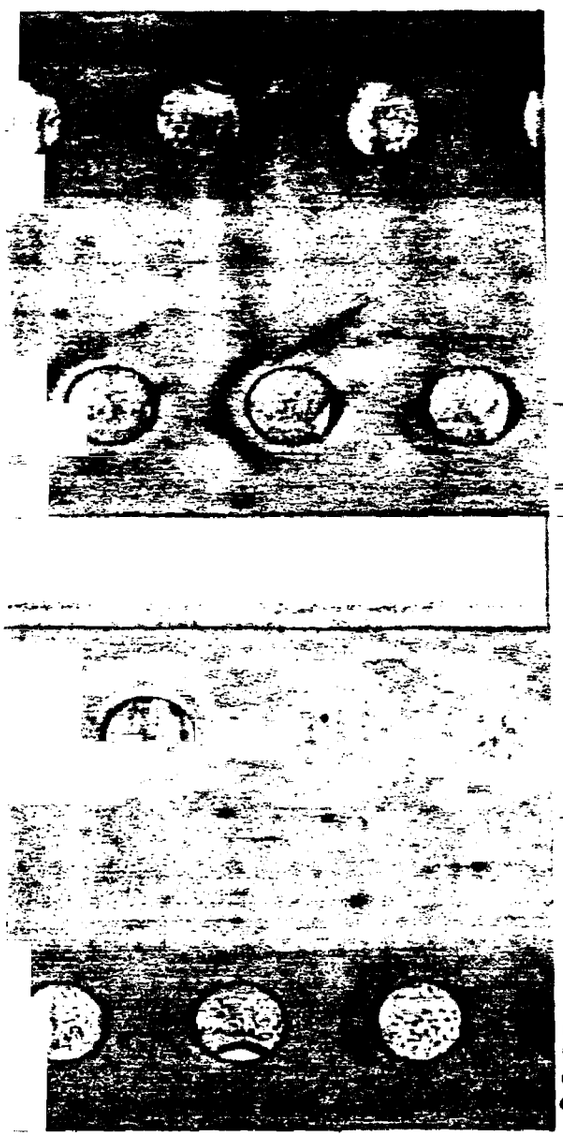
Date: 4/21/93

33673
IDENTIF. ↑ REFERENCE

93 JUN 23 PM 1:27
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

1207 06/23 0101 03CHECK 151.75



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

RECEIVED OF _____ BOOK 8991 PAGE 341

FOR _____

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 37512.00
				CON TX 138.75
				PRFEE 1.00
				MDEED 12.00
				TOTAL 151.75
				CHECK 151.75
06/23/93	01			13:27 0001 1207

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

33673
IDENTIF. ↑ REFERENCE

93 JUN 23 PM 1:27
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 666435