THIS INSTRUMENT PREPARED BY:

JAMES C. DALE III
Attorney at Law
221 4th Ave. North, 5th Floor
Nashville, Tennessee 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $120,000.00.

Mary Kate Potts
AFFIANT

Subscribed and sworn to before me this 16th day of June, 1993.

Notary Public
NOTARY PUBLIC
My Commission Expires: 1-23-94

ADDRESS NEW OWNERS:	SEND TAX BILLS:	MAP/PARCEL NOS:
Mary Kate Potts 1131 Fernbank Drive Madison, TN 37115	Same	Map 52-9 Parcel 131

WARRANTY DEED

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by Grantee, and other good and valuable consideration, the receipt of all of which consideration is hereby acknowledged, Albert Gene Morgan and Linda Vestal, hereinafter called the Grantors, have bargained and sold, and by these presents does hereby transfer and convey unto Mary Kate Potts, hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

> Being Lot No. 33 on the map of Montague Subdivision, as of record in Book 421, Page 129, Register's Office for said county.
>
> Said Lot No. 33 fronts 140 feet on the southeasterly side of Fernbank Drive and runs back from the center of said drive 445 feet on the southwesterly line and 488.5 feet on the northeasterly line with the center of East Palastine Blvd. to low water mark of Cumberland River, measuring 144 feet thereon.
>
> Being the same property conveyed to Gene Morgan by Warranty Deed from Warner A. Farrell and wife, Marion Perdue Farrell, of record in Book 7088, Page 639, and by Quitclaim Deed from Gene Morgan and wife, Bobbie F. Morgan, of record in Book 8137, Page 887, R.O.D.C.
>
> Being also the same property a one-half undivided interest in which was conveyed to Linda Vestal by Quitclaim Deed from Gene Morgan of record in Book 8640, Page 475, R.O.D.C.

This is improved property known as 1131 Fernbank Drive, Madison, Tennessee 37115.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto belonging, unto the said Mary Kate Potts, her heirs and assigns, in fee simple, forever. Grantors covenant with the Grantee that they are lawfully seized and possessed of said property, that they have a good and lawful

right to make this conveyance, that the same is free, clear and unencumbered, except as noted herein, and that they will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

Bobbie F. Morgan joins in this conveyance to convey whatever interest she may have in the within described property.

WITNESS our hands this 20th day of May, 1993.

Albert Gene Morgan
ALBERT GENE MORGAN, One and the same person as Gene Morgan

Linda Vestal
LINDA VESTAL, One and the same person as Linda Vestal Morgan

Bobbie F. Morgan
BOBBIE F. MORGAN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Diana L. Rush, a Notary Public in and for said State and County, the within named ALBERT GENE MORGAN, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 20th day of May, 1993.

Diana L. Rush
NOTARY PUBLIC

My Commission Expires: 7/27/96

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, _____, a Notary Public in and for said State and County, the within named LINDA VESTAL, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 21st day of May, 1993.

Eunice Miller
NOTARY PUBLIC

My Commission Expires: 7-29-93

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Diana L. Rush, a Notary Public in and for said State and County, the within named BOBBIE F. MORGAN, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 20th day of May, 1993.

Diana L. Rush
NOTARY PUBLIC

My Commission Expires: 7/27/96

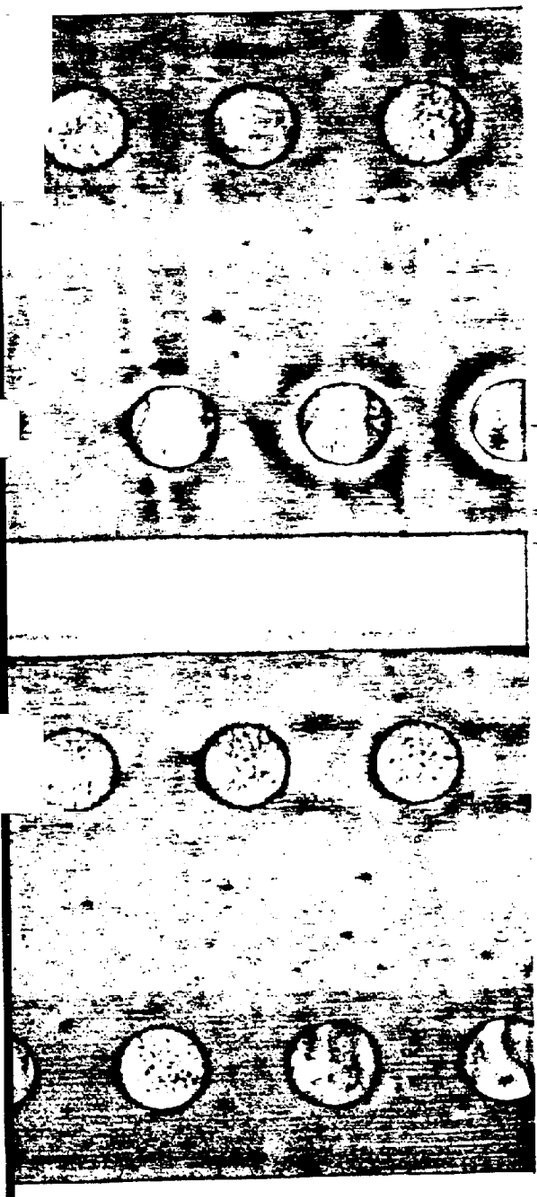
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IDENTIF. ♦ REFERENCE

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[illegible] REGISTER
DAVIDSON COUNTY, TN.

3

1031 07/07 0101 CKCHECK 457.00



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

RECEIVED OF _____

FOR _____

BOOK 9007 PAGE 50

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 120000.00
				CON TX 444.00
				PRFEE 1.00
				WDEED 12.00
				TOTAL 457.00
				CHECK 457.00
07/07/93	01			11:22 0001 1031

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

38460
IDENTIF. ↑ REFERENCE

93 JUL -7 AM 11:22
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 671484