This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

BOOK 9082 PAGE 126

ADDRESS NEW OWNER:
Dennis F. Talley and Danny L. Talley
P. O. Box 70431
Nashville, Tennessee 37207

SEND TAX BILL:
To Owner

MORTGAGEE:

MAP AND PARCEL:
MAP 71-8
PARCEL 50 & 51
12DZ-05075
12DZ-05070

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Eugene B. Moore, the only living heir-at-law of Nellene Moore, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Dennis F. Talley and Danny L. Talley, as joint tenants with right of survivorship, 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:

BEING the west one-half of Lot No. 65, the northerly part of the west one-half of Lot No. 50, the east one-half of Lot No. 66, and the northerly part of the east one-half of Lot No. 49, on the Plan of J. B. Haynie's Oriental Plan, of record in Book 161, Pages 26 and 27, Register's Office for Davidson County, Tennessee.

SAID parts of said lots adjoin and front together 100 feet on the southerly side of Duke Street and runs back between parallel lines 110 feet, more or less, to a line in the rear on which it measures 100 feet.

Being the same property conveyed to Nellene Moore, by deed from William Tomlin, Jr. and wife, Ramona J. Tomlin of record in Book 5335, Page 420, Register's Office for Davidson County, Tennessee. The said Nellene Moore having since died intestate and Eugene B. Moore is the only living heir-at-law of the said Nellene Moore.

This is the same description as in previous deed of record.

THIS conveyance subject to such easements, setback lines and restrictive covenants of record in said Register's Office.

Taxes for 1993 have been pro-rated and assumed by Grantee(s).

This Property is conveyed "AS IS, WHERE IS"

This is improved property known as 308 Duke Street, Nashville, TN 37207.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Dennis F. Talley and Danny L. Talley, their heirs and assigns, forever; and I, Eugene B. Moore, the only living heir-at-law of Nellene Moore, do covenant with the said Grantees 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 I 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 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 13th day of September, 1993.

Eugene B. Moore

Eugene B. Moore

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Eugene B. Moore, unmarried the bargainors with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 13th day of September, 1993.

NOTARY PUBLIC

My Commission Expires: 3/22/97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 10,100.00.

AFFIANT

Subscribed and sworn to before me this 13th day of September, 1993.

NOTARY PUBLIC

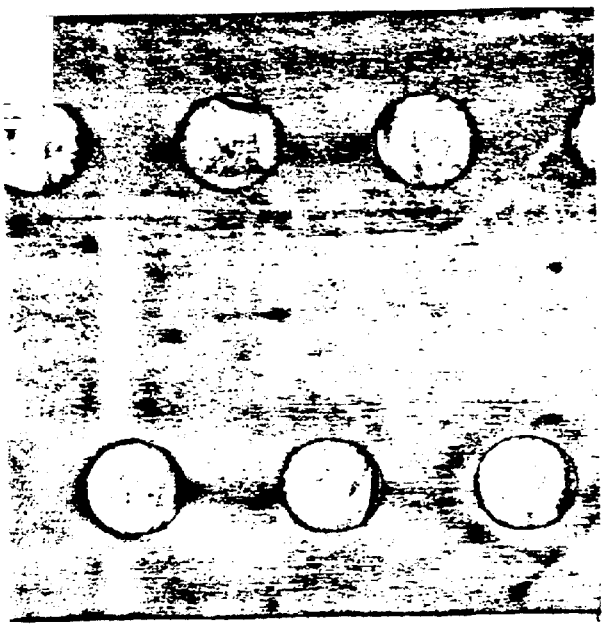
My Commission Expires: 3/22/97

63489
IDENTIF. & REFERENCE

93 SEP 16 AM 9:43

REGISTER
DAVIDSON COUNTY, TN.

5966 09/16 0101 03CHECK 46.37



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9082 PAGE 128

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	10100.00
			CON TX	37.37
			PRFEE	1.00
			WDEED	8.00
			TOTAL	46.37
			CHECK	46.37
09/16/93	01	09:44	0001	5966

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

63489
IDENTIF. & REFERENCE

93 SEP 16 AM 9:43

REGISTER
DAVIDSON COUNTY, TN.

No. 698392