This instrument prepared by:

J. Allen Reynolds III
Evans, Jones & Reynolds,
A Professional Corporation
1810 First Union Tower
150 Fourth Avenue North
Nashville, Tennessee 37219-2424

WARRANTY DEED

ADDRESS OF NEW OWNERS:	SEND TAX BILLS TO:	MAP/PARCEL:
Lee B. Burbank and wife, Judy W. Burbank 8358 Carriage Hills Dr. Brentwood, TN 37027	Lee B. Burbank and wife, Judy W. Burbank 8358 Carriage Hills Dr. Brentwood, TN 37027	105-4-246

8306 09/22 0101 03CHECK 949.10

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $253,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Lee B. Burbank
Affiant

Subscribed and sworn to before me this the 20th day of September, 1993.

Dawn Selby
Notary Public

DAWN SELBY NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires: March 22, 1997.

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FOR AND IN CONSIDERATION of the amount of One and No/100 Dollar ($1.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, and a Secured Promissory Note of even date herewith executed in favor of and delivered to the hereafter named GRANTOR in the principal amount of Two Hundred Fifty-Three Thousand and No/100 Dollars ($253,000.00), such note to bear interest at a rate of 8% per annum, said principal amount and accrued interest being payable in one hundred twenty (120) monthly installments, the first of such installments to be due and payable on October 1, 1993, **Carrel C. McCullar**, herein called the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto **Lee B. Burbank** and wife, **Judy W. Burbank**, herein 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 Lots Nos. 8, 9, 10, 11, 12, 13, and 14 and a 12 foot alley lying east of Lots 8, 9, 10 and 11 and west of Lot 12 and a 20 foot alley lying north of Lots 12, 13 and 14 and south of Lot No. 7 now closed by City Ordinance of the City of Nashville in Title

PICK-UP

65639
IDENTIFICATION REFERENCE

93 SEP 22 PM 2:25
REGISTER
DAVIDSON

Bill No. 55-485, on the Plan of George Shields' Subdivision of the Chilton Lands, as of record in Book 57, Page 110, Register's Office for Davidson County, Tennessee, and partly described by an unrecorded survey by Ragan-Smith and Associates, Inc., dated February 25, 1975, described together as follows:

Beginning at the northeast corner of Trimble Street and Fairfield Avenue; thence with the easterly margin of the said Fairfield Avenue north 12 deg. 00' east 207 feet to the southwest corner of said Lot No. 7; thence with the southerly line of Lot No. 7, south 88 deg. 00' east 308 feet, more or less, to a point; thence southwardly 158 feet, more or less, to the northerly margin of Trimble Street; thence with said margin, north 87 deg. 30' west, 313.5 feet to the point of beginning.

Said property is conveyed subject to the following:

1. Real property taxes for 1993, a lien but not yet due and payable.

2. Such matters as would be reflected on an accurate survey of the property.

3. Plans in the Office of the City Engineer showing a 54-inch sewer, designated as Sewer #13-A and a 50-inch sewer designated as #207-A, across the premises.

Being the same property conveyed unto Carrel C. McCullar by Installment Deed of Louis M. Phillips, unmarried, dated April 6, 1984, recorded in Deed Book 6266, Page 180, Register's Office of Davidson County, Tennessee.

This is improved property, known as 74 Trimble Street, Nashville, Tennessee 37210.

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 GRANTOR does covenant with the said GRANTEES that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTOR does further covenant and bind himself, his heirs, successors, assigns 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.

Mary C. McCullar, wife of Carrel C. McCullar, the herein named GRANTOR, joins in this conveyance for the purpose of conveying or releasing any and all marital rights she may have in the above-described property being conveyed.

EXECUTED ON THIS THE 10th DAY OF SEPTEMBER, 1993.

Carrel C. McCullar

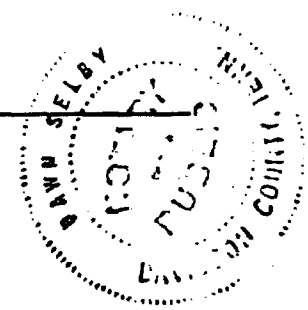
Mary C. McCullar

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, DAWN SELBY, a Notary Public, in and for said County and State, Carrel C. McCullar and wife, Mary C. McCullar, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

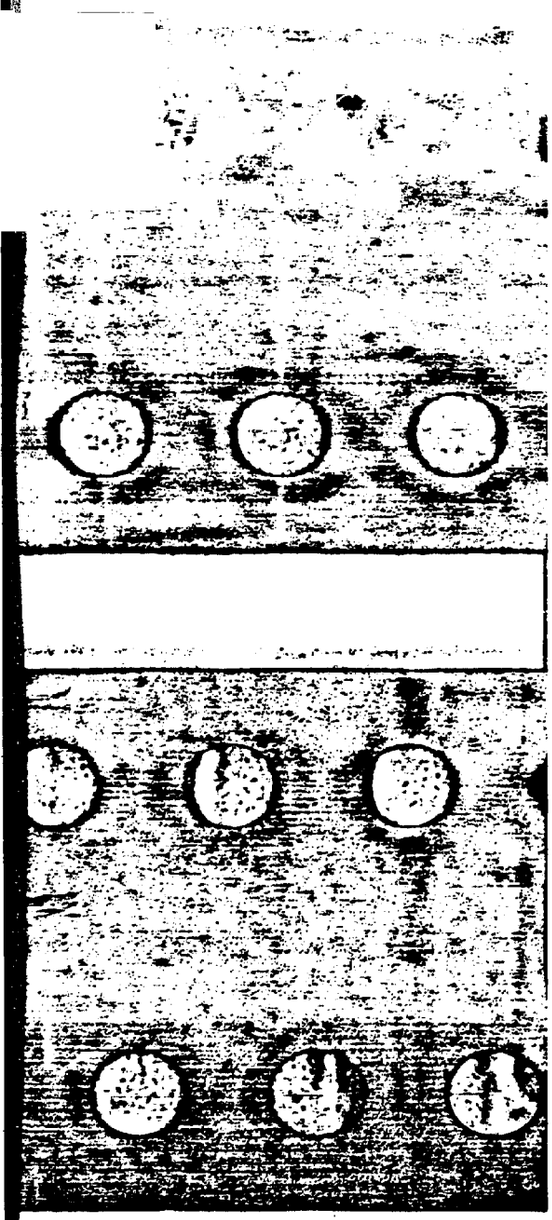
WITNESS my hand, at office, this 20th day of September, 1993.

Dawn Selby
NOTARY PUBLIC



My Commission Expires: March 22 1997

412000k.001



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

RECEIVED OF _____

FOR _____

BOOK 9088 PAGE 550

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 253000.00
CON TX 936.10
PRFEE 1.00
WDEED 12.00
TOTAL 949.10
CHECK 949.10

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

65639
IDENTIF. # REFERENCE

93 SEP 22 PM 2:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 700700