Box 15 W+P

BOOK 9090 PAGE 301

Address New Owner:	Send Tax Bills To:	Map-Parcel Numbers:
Steven F. Mitchell 4315 ESTESWOOD DRIVE NASHVILLE, TN. 37215	Same	82-8-42

This instrument prepared by: Williams & Prochaska, P.C. (WMC)
L & C Tower
401 Church Street, Suite 2600
Nashville, Tennessee 37219

WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are acknowledged, Edward P. Lassan ("Grantor") has bargained and sold, and hereby transfers and conveys to **Steven F. Mitchell** ("Grantee"), his heirs, successors and assigns, a certain interest in land in Davidson County, Tennessee, generally described as **708 A & B Neil Avenue, Nashville, Tennessee**, being more particularly described in Exhibit A attached hereto and incorporated herein by this reference (the "Property").

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to Grantee, its successors and assigns, forever.

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Real estate taxes for the current year, which have been prorated between the parties and assumed by Grantee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $28,000.00

Affiant

Subscribed and sworn to before me this 22nd day of September, 1993.

Notary Public
My Commission Expires: 5/25/96

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

66147

IDENTIFICATION REFERENCE

93 SEP 23 PM 3:18

FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.

2. All matters of record encumbering or affecting the Property in any manner.

Grantor covenants with Grantee that Grantor is lawfully seized and possessed of the Property in fee simple; that Grantor has a good and valid right to convey the Property; and that the Property is unencumbered except as set forth herein.

Grantor further covenants to warrant and forever defend the title to the Property to Grantee, its successors and assigns against the lawful claims of all persons.

Grantor hereby assigns all leases, if any, affecting the Property to the Grantee.

Executed this 22nd day of September, 1993.

Edward P. Lassan, Grantor

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Laurie H. Bowser, a Notary Public in and for the State and County aforesaid, Edward P. Lassan, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office, on this 22nd day of September, 1993.

Notary Public

My Commission Expires:

5-25-96

708NEIL\DOCS\WARRDEED.FOR

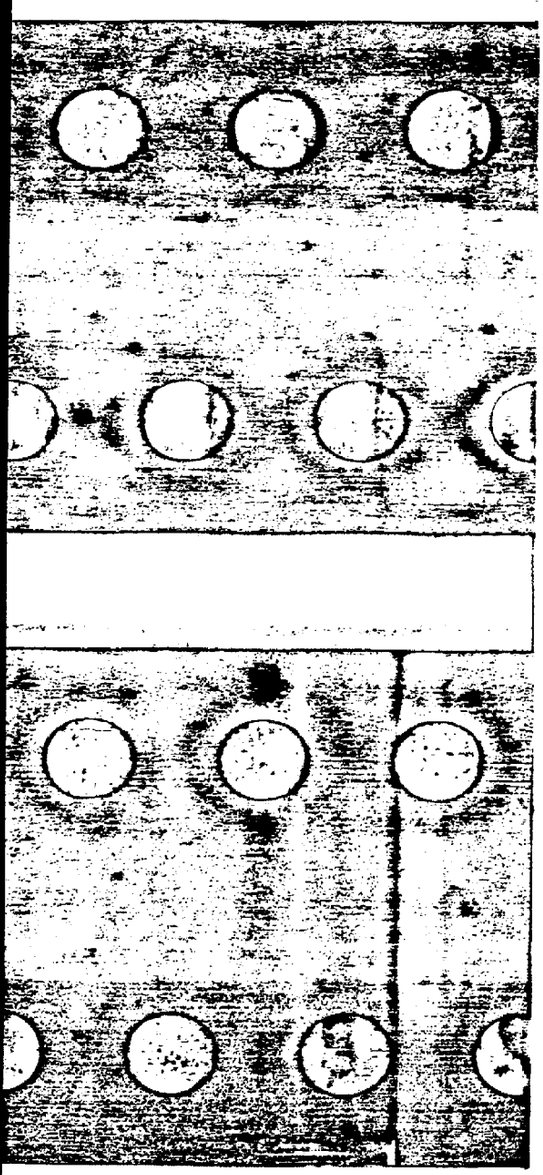
Land in Davidson County, Tennessee, being part of Lot No. 2, Block "B" on the map showing lots fronting on Fite Street (now Neill Avenue) in Blocks A and B in the subdivision of the Love - McFerrin Tract of record in Book 421, page 114, Register's Office for said County, and described as follows:

Beginning at a point in the west line of Fite Street (now Neill Avenue) at the corner of Block "A" and "B"; thence with the line between said Blocks westerly 150 feet to the easterly margin of a 12 foot alley dedicated in a Deed of record in Book 653, page 253, in said Register's Office; thence with the easterly margin of said alley, southerly 40 feet; thence easterly 150 feet to the westerly margin of Fite Street (now Neill Avenue); thence with the margin of same, northerly 40 feet to the beginning.

Being the same property conveyed to Edward P. Lassan, by deed from Margie L. Williams, of record in Book 8615, page 325, in said Register's Office.

8847 09/23 0101 03CHECK 116.60

EXHIBIT A



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

RECEIVED OF _____ BOOK 9090 PAGE 304

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 28000.00
CON TX 103.60
PRFEE 1.00
WDEED 12.00
TOTAL 116.60
CHECK 116.60

09/23/93 01 15:19 0001 8847

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

66147
IDENTIF. & REFERENCE

93 SEP 23 PM 3:18
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 701233