WARRANTY DEED

BOOK 9121 PAGE 452

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 220
Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
DAVID MARON (NAME)	NEW OWNERS (NAME)	Map 116-10
215 Deer Park Circle (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 70
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, PETER J. ZABASKI AND WIFE, MARIANNE D. ZABASKI

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DAVID MARON AND WIFE, EILEEN MARON

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 the westerly 85 feet of the southerly one-half of Lot No. 17 on the Plan of A.M. Branford's Subdivision of Lots 29, 30, 31, 32, 33, 34, and 45, in the First Belle Meade Subdivision, as of record in Book 421, page 139, Register's Office for said County.

Said westerly part of said Lot No. 17 fronts 85 feet on the north side of Deer Park Circle and runs back between parallel lines 200 feet on the west side and 201 feet on the easterly margin to a dead line, and shows 85 feet on the rear.

Being the same property conveyed to Peter J. Zabaski and wife, Marianne D. Zabaski by deed from Patricia Anne Gayden of record in Book 6522, page 19, said Register's Office.

This conveyance is made subject to: (1) 1993 Taxes, which have been prorated and paid by the Seller; and (2) All matters appearing on the Plan of record in Book 421, page 139, said Register's Office.

93 OCT 21 AM 8:09
FELIX E. [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE 76229

This is improved (XX) unimproved ( ) property, known as 215 Deer Park Circle, Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, heirs and assigns, forever, and we do covenant with the said GRANTEES that we are 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 13th day of October, 19 93

PETER J. ZABASKI

MARIANNE D. ZABASKI

STATE OF TENNESSEE
COUNTY OF Davidson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, PETER J. ZABASKI AND WIFE, MARIANNE D. ZABASKI

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 13th day of October, 19 93

My commission expires 1-22-95 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

4172 10/21 0101 03CHECK 2044.00

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 550,000.00

David Maron
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF October 19 93

MY COMMISSION EXPIRES: 7/27/96 (AFFIX SEAL)

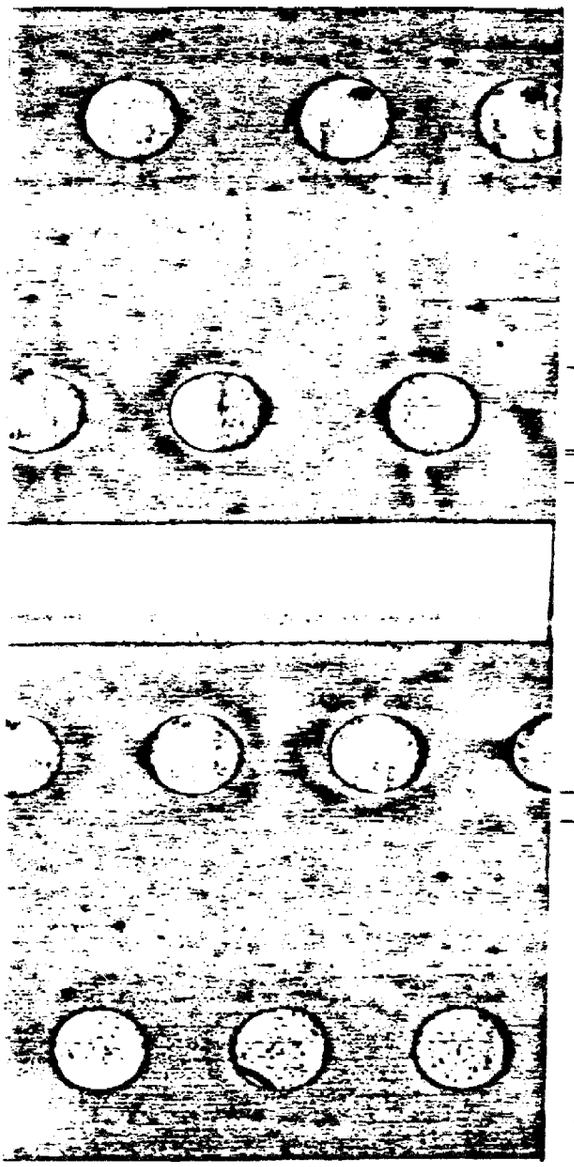
Notary Public

WARRANTY DEED

FROM PETER J. ZABASKI AND WIFE, MARIANNE D. ZABASKI

TO DAVID MARON AND WIFE, EILEEN MARON

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926



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

RECEIVED OF _____

FOR _____

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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	
				550000.00
			CON TX	2035.00
			PRFEE	1.00
			WDEED	8.00
			TOTAL	2044.00
			CHECK	2044.00
10/21/93	01		08:08 0001	4172

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

76229
IDENTIF. ↑ REFERENCE

93 OCT 21 AM 8:09
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 712013