RETURN TO: TENNESSEE TITLE & TRUST, INC., 181 E. MAIN STREET, HENDERSONVILLE, TN 37075

BOOK 9138 PAGE 979

This Instrument Prepared By: David M. Smythe
Second Floor, Pilcher Building
144 Second Avenue, North
Nashville, TN 37201
(615) 255-4849

SPECIAL WARRANTY DEED

Address New Owner(s) As Follows: Send Tax Bills To: Map-Parcel Nos.

William H. Stafford	Transfinancial Bank of Tn, FBS	Map 72-13
921 West Avenue	P.O. BOX 1090	294
Nashville, TN 37206	Tullahoma, TN 37388	27W-26275

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $42,500.00.

Affiant

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

Notary Public

My Commission Expires: My Commission Expires July 27, 1996

FOR AND IN CONSIDERATION of the sum of $42,500.00, cash in hand paid, and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, First American National Bank (hereinafter "Grantor") has this day bargained and sold, and does hereby transfer and convey unto William H. Stafford (hereinafter "Grantee"), his successors, heirs and assigns, certain real estate described as follows:

> Being Lot No. 11 on the Plan of Floyd Heights of record in Book 1424, page 96, Register's Office for said County.
>
> SAID Lot No. 11 fronts 82.8 feet on the north side of West Avenue and extends back between lines 120.0 feet on the easterly line and 123.3 feet on the westerly line to a dead line in the rear on which it measures 56.5 feet.
>
> Being the same property conveyed to First American National Bank by Substitute Trustee's Deed of record in Book 9016, page 849, Register's Office for Davidson County, Tennessee.

This is improved property with a mailing and street address of 921 West Avenue, Nashville, Tennessee 37206.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest to the said Grantee, his successors and assigns forever, and Grantor covenants that it is lawfully seized and possessed of said real estate, has good right to convey it, and that same is unencumbered except for those encumbrances of record, including, but not limited to, the following:

1. Deed of Trust of record in Book 5074, Page 627, said Register's office, which has been or will be paid by Grantor as part of this conveyance.

2. All 1993 Metropolitan Davidson County Ad Valorem taxes for the property which are being assumed by Grantee as part of this conveyance.

3. All matters which would be disclosed by a survey of the property.

4. All easements, restrictions, set back requirements or other conditions of record in the Davidson County Register of Deeds offices.

Grantor further covenants and binds itself, its successors and representatives to specially warrant and defend the title of said property only to the extent and from the date the Grantor acquired the subject property, to the said Grantee, his successors and assigns against the lawful claims of all persons claiming by, through or under Grantor.

IN WITNESS WHEREOF Grantor has executed this instrument by causing its name to be signed by a duly authorized officer this 22nd day of October, 1993.

FIRST AMERICAN NATIONAL BANK

By: James E. Martin

Title: Assistant Vice President

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, Susan Iannich, a Notary Public for the State of County aforesaid, personally appeared James E. Martin with whom I am personally acquainted, and who, upon oath, acknowledged himself to be a Assistant Vice President of First American National Bank, the within named bargainor, a corporation, and that he as such Assistant Vice President being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as Assistant Vice President.

Witness my hand and official seal at office this 22nd day of October, 1993.

Susan Iannich
Notary Public

My Commission Expires: My Commission Expires July 27, 1996

STATE OF TENNESSEE SUSAN KRASNICKY NOTARY PUBLIC AT LARGE

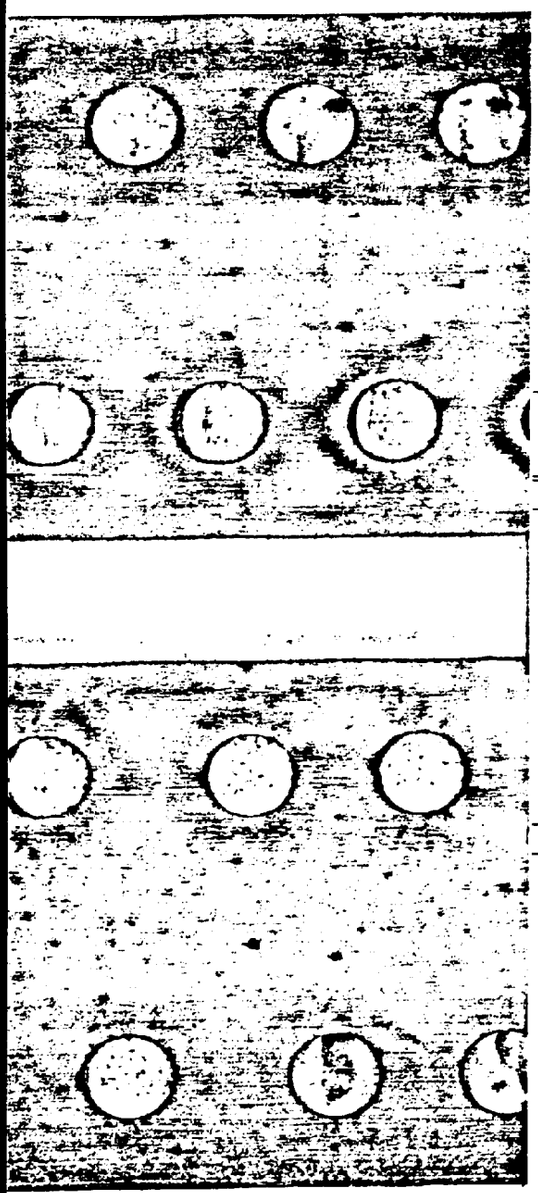
81501

IDENTIF. & REFERENCE

93 NOV -3 1:58

REGISTER

3537 11/03 0101 03CHECK 166.25



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 42500.00
				CON TX 157.25
				PRFEE 1.00
				WDEED 8.00
				TOTAL 166.25
				CHECK 166.25
11/03/93	01	13:58	0001	3757

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

81501
IDENTIF. A REFERENCE

93 NOV -3 PM 1:58
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 717600