This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50-B

BOOK 9205 PAGE 239

ADDRESS NEW OWNER:
A. Sam Caldwell Jr.
719 Omandale Drive
Nashville, Tennessee 37204

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Union Planters National Bank,
a national banking association
401 Union Street
Nashville, Tn 37219

MAP AND PARCEL:
MAP 132-11
GROUP
PARCEL 72

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Martha J. Mulloy, an unmarried person, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto A. Sam Caldwell Jr., an unmarried person, hereinafter called the Grantee, his 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 Lot No. 80 on the Plan of Southmeade, of record in Book 1835, pages 118 and 119, Register's Office for Davidson County, Tennessee, described as follows:
>
> Beginning at a concrete monument in the south margin of Omandale Drive opposite a turn into Prescott Road; thence with the margin of said Drive, east 189 feet to a point; thence southeasterly 250.6 feet to a point; thence westerly 230 feet to the easterly margin of Prescott Road; thence with the margin of the same, northerly 165.6 feet to the beginning of a curve; thence around said curve, northeasterly 31 feet to the point of beginning.
>
> Being the same property conveyed to Jessie B. Phillips, Hazel P. Mulloy and Martha J. Mulloy, as joint tenants with right of survivorship, by deed from Mid-South Developers, Inc., as of record in Book 3000, page 579, Register's Office for Davidson County, Tennessee; the said Jessie B. Phillips and Hazel P. Mulloy both having since died.

This is improved property known as 719 Omandale Drive, Nashville, TN 37204.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. Subject to 1993 property taxes which have been paid.
2. Restrictive Covenants contained in an instrument of record in Book 2044, page 31, as amended in Book 2046, page 541, Register's Office for Davidson County, Tennessee.
3. Subject to all matters shown on the Plan of record in Book 1835, pages 118 and 199, in said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said A. Sam Caldwell Jr., an unmarried person, his heirs and assigns, forever; and I, Martha J. Mulloy, an unmarried person, do covenant with the said Grantee 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 myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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 30th day of December, 1993.

Martha J. Mulloy

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Martha J. Mulloy,an unmarried person, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 30th day of December, 1993.

NOTARY PUBLIC

My Commission Expires: Nov. 20, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 98,500.00.

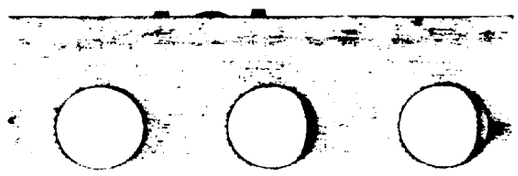
AFFIANT

Subscribed and sworn to before me
this 30th day of December, 1993.

NOTARY PUBLIC
My Commission Expires: Nov 20, 1996

02521 IDENTIFICATION REFERENCE

0326 12/30 0101 03CHECK 373.45



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

RECEIVED OF _____

FOR _____

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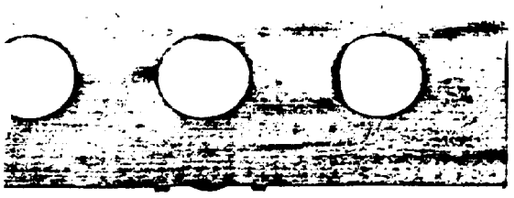
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 98500.00
				CON TX 364.45
				PRFEE 1.00
				WDEED 8.00
				TOTAL 373.45
				CHECK 373.45
			12/30/93 01	14:43 0001 0326

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02521
IDENTIFICATION REFERENCE

93 DEC 30 PM 2:42
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.



No. 740257