WARRANTY DEED

State of Tennessee)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is $ 20,000.00

Affiant

Sworn to and subscribed before me this 7th day of January, 1994.

NOTARY PUBLIC

My Commission Expires: 11-26-94

This instrument prepared by:

ROBERT F. SPANN, Attorney
First American Center, Suite 1545
315 Deaderick Street
Nashville, Tennessee 37238-1545
615/242-2525

PICK-UP

94 JAN -7 PM 4:07
FELIX Z. ... REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
05649

ADDRESS - NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NUMBER:
Hal Wilson, dba The Wilson Gp.	Same	Map 9213
304 Eccola Ave		Parcel 313
Nashville, Tn 37209		7548 01/07 0101 03CHECK 83.00

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, United Companies Lending Corp., hereinafter called Grantor, has bargained and sold, and by these presents does transfer and convey unto Hal Wilson, d/b/a The Wilson Group, hereinafter called Grantee, their heirs and assigns, forever, a certain tract or parcel of land situated in Davidson County, Tennessee, described as follows, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 86 on the Map of Shields' New West Nashville Plan of lots, as of record in Book 57, page 77, Register's Office for said County, and a strip of ground lying between the easterly line of said lot and the westerly margin of 37th Avenue, North, formerly New Pilcher Street.
>
> Said Lot No. 86 fronts 50 feet, more or less, on the westerly side of 37th Avenue, North, formerly New Pilcher Street, and together with said strip runs back parallel lines to an alley, measuring 50 feet thereon.
>
> Being the same property conveyed to United Companies Lending Corp. by deed from Henry C. Erwin and Virginia Wilma Erwin, of record in Book 8794, page 14, Register's Office for Davidson County, Tennessee.
>
> This is improved property known as 303 37th Avenue, North, Nashville, TN 37209.

TO HAVE AND TO HOLD the said property, with all appurtenances, estate, title, and interest thereto belonging to the Grantee, their heirs and assigns forever; and we do covenant with the said Grantee 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, assigns and representatives, to warrant and

forever defend the title to the said land to the said Grantee, 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.

WITNESS my hand this 7th day of January, 1994.

UNITED COMPANIES LENDING CORPORATION

BY: _____ _____
(NAME) (TITLE)

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, James E Bruce, Jr the mgr of United Companies Lending Corporation, the bargainor, to me personally known (or proved to me on the basis of satisfactory evidence), and who acknowledged that he was duly authorized to execute the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 7th day of January, 1994.

_____
NOTARY PUBLIC

My Commission Expires: 11-26-94

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN
THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED



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

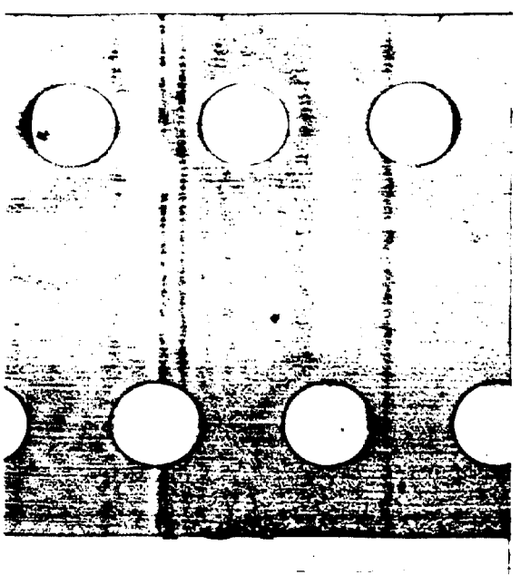
RECEIVED OF _____

FOR _____

BOOK 9215 PAGE 435

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	20000.00
CON TX	74.00
PRFEE	1.00
WDEED	8.00
TOTAL	83.00
CHECK	83.00

01/07/94 01 16:07:0001 7548

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05649 IDENTIF. ↑ REFERENCE

94 JAN -7 PM 4:07

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 743560