THIS INSTRUMENT PREPARED BY:
HEISKELL, DONELSON, BEARMAN,
ADAMS, WILLIAMS & KIRSCH
511 Union Street, Suite 600
Nashville, Tennessee 37219

FROM: **FIRST TENNESSEE BANK NATIONAL ASSOCIATION** ("Grantor")

TO: **ALBERT HOBSON** ("Grantee")

ADDRESS NEW OWNER:

4009 Tucker Road
Nashville, TN 37218

SEND TAX BILLS:

SAME

TAX PARCEL NUMBER

81-12;002

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) cash in hand paid by Albert Hobson ("Grantee"), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, First Tennessee Bank National Association has bargained and sold, and by these presents does transfer and convey unto Grantee, his heirs, successors and assigns, all of its interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

A tract of land in Davidson County, Tennessee, being Lot No. 309 on the Map of McGavock, Westmore, and Others First Addition to Nashville, called Town of McGavock, as of record in Plat Book 21, page 23, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Dave Gober by Quitclaim Deed from W.V. Ryan and James R. Ryan of record in Book 8448, page 185, said Register's Office and further conveyed to First Tennessee National Bank Association by Successor Trustee's Deed recorded on July 8, 1992, in Book 8671, page 764, Register's Office for Davidson County.

This is improved property known as 1702 Arthur Street, Nashville, Tennessee 37208.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs, successors and assigns, forever.

And Grantor does covenant with the said Grantee that it is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered, except for 1992 real property taxes, which will be paid in full by Grantee, and any other matters specifically mentioned herein.

And Grantor does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the said land to the said Grantee, his heirs, successors and assigns, against the lawful claims of all persons whomsoever claiming by, through or under Grantor, but no further or otherwise.

The word "grantee" as used herein shall mean "grantees" if more than one person or entity be referred to, and pronouns shall be construed according to their gender and number according to the context thereof.

WITNESS this 21 day of Sept., 1992.

FIRST TENNESSEE BANK
NATIONAL ASSOCIATION

By: _____
Its: Vice President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Heather Dye, a Notary Public of said State and County aforesaid, personally appeared David W. Ellis, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a Vice-President for First Tennessee Bank National Association and that he as such executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 21st day of September, 1992.

Heather C. Dye
NOTARY PUBLIC

HEATHER C. DYE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 5/28/95

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $12,250.00.

Albert Hodson
AFFIANT

Subscribed and sworn to before me, this 21st day of September, 1992.

Heather C. Dye
NOTARY PUBLIC

HEATHER C. DYE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

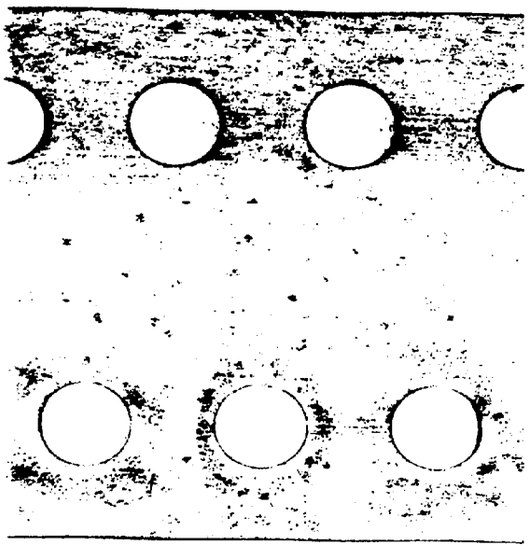
My Commission Expires: 5/28/95

20484
IDENTIF. & REFERENCE

94 FEB 23 PM 1:36
FELIX ... REGIST
DAVIDSON COUNTY, TN.

8524 02/23 0101 03CHECK 54.14

N VRS12296 V1



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

RECEIVED OF _____

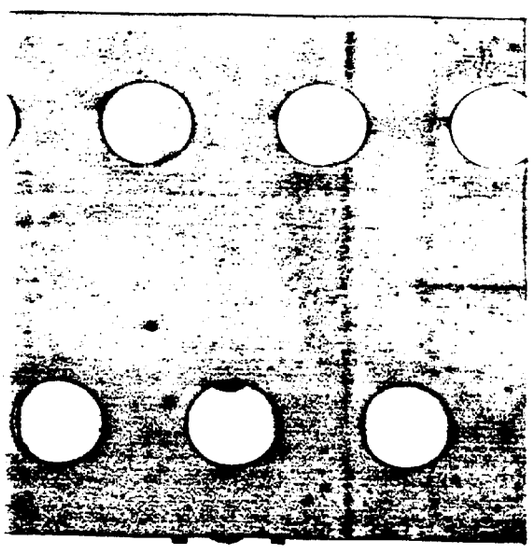
FOR _____

BOOK 9256 PAGE 854

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 12250.00
				CON TX 45.14
				PRFEE 1.00
				WDEED 8.00
				TOTAL 54.14
				CHECK 54.14
02/23/94	01			13:38 0001 8524

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



20484
IDENTIF. ↑ REFERENCE

94 FEB 23 PM 1:36
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 759416