WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 104,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF May 19 94

Notary Public

MY COMMISSION EXPIRES: July 26, 1997
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

TATUM & JONES, ATTORNEYS, 2001 Charlotte Avenue, Suite 200, Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOHNNIE DIANE CHILDRESS (NAME)	SAME (NAME)	133-13-61
537 ELYSIAN FIELDS ROAD (ADDRESS)	(ADDRESS)	06DU19615
NASHVILLE, TN 37211 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, JAMES A. MERRITT AND WIFE, DOROTHY T. MERRITT AND MARVIN T. MERRITT AND WIFE, RENEE B. MERRITT

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHNNIE DIANE CHILDRESS AND ERIC SPENCER CHILDRESS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP

HEREINAFTER CALLED THE GRANTEES, THEIR 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. 91 on the Plan of Abbay Hall, Section I, of record in Book 2331, page 18, Register's Office for said County.

BEING the same property conveyed to James E. Merritt and wife, Dorothy T. Merritt, a one-half (1/2) undivided interest as tenants by the entirety and Marvin T. Merritt and wife, Renee B. Merritt, a one-half (1/2) undivided interest as tenants by the entirety.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

Subject to an existing Mortgage executed by James A. Merritt and wife, Dorothy T. Merritt, and Marvin T. Merritt and wife, Renee B. Merritt to J. H. Crabtree Trustee, of record in Book 9043, page 256, said Register's Office which mortgage is being wrapped by a Deed of Trust recorded simultaneously herewith.

IDENTIF. & REFERENCE

94 MAY 17 AM 10:53

FELIA ... REGISTER
DAVIDSON COUNTY, TN.

6924 05/17 0101 03CHECK 393.80

( ) unimproved (X) improved property, known as 537 ELYSIAN FIELDS ROAD, NASHVILLE, TN 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their 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 and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, 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 our hand s this 13th day of May 19 94

James A. Merritt
JAMES A. MERRITT

Marvin T. Merritt
MARVIN T. MERRITT

Dorothy T. Merritt
DOROTHY T. MERRITT

Renee B. Merritt
RENEE B. MERRITT

[redacted]

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 9347 PAGE 322

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JAMES A. MERRITT AND WIFE, DOROTHY T. MERRITT AND MARVIN T. MERRITT AND WIFE, RENEE B. MERRITT

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 13th day of May, 1994.

Commission expires July 26, 1997

Notary Public

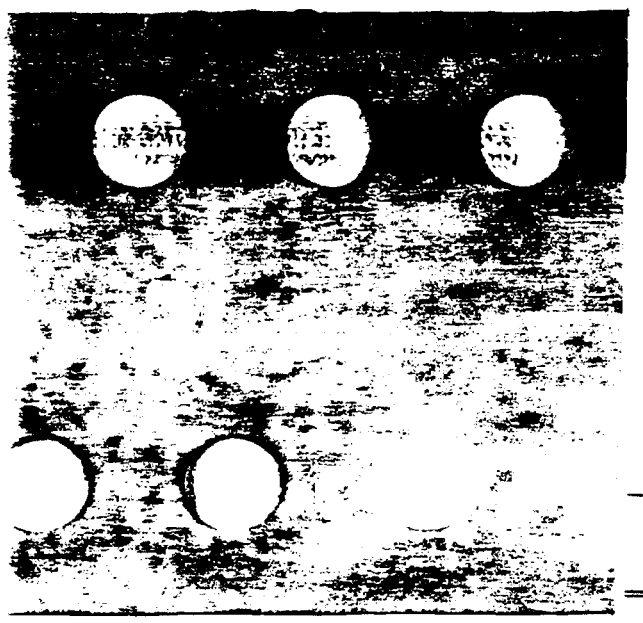
STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public



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

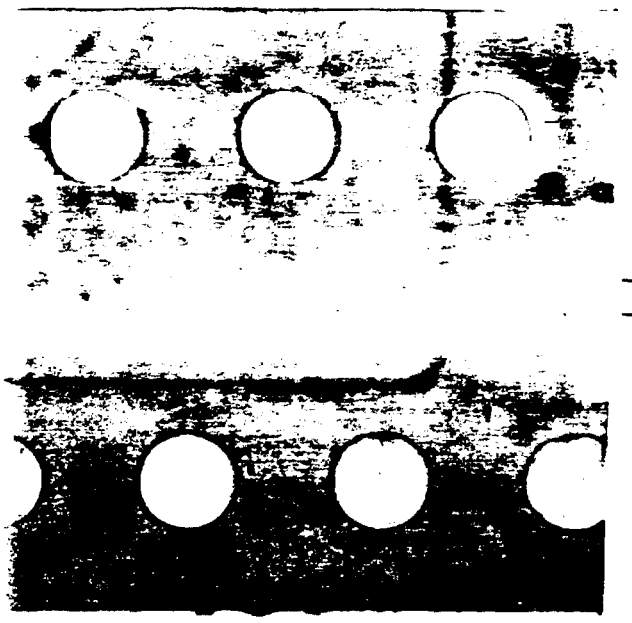
RECEIVED OF _____

FOR _____

BOOK 9347 PAGE 323

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 104000.00
CON TX 384.80
PRFEE 1.00
WDEED 8.00
TOTAL 393.80
CHECK 393.80

05/17/94 01 10:52 0001 6924

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

50835
IDENTIF. ↑ REFERENCE

94 MAY 17 AM 10:53
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 791943