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 17th DAY OF May 19 94

Notary Public

MY COMMISSION EXPIRES: 7/23/96
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**

Saturn & Mazer Title Services,, 212 Third Avenue, North, Nashville, Tennessee 37201

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| James R. Geison (NAME) | NationsBanc Mortgage Corporation (NAME) | 82-16-426 |
| 911 Russell Street (ADDRESS) | P.O. Box 353 (ADDRESS) | |
| Nashville, TN 37206 (CITY) (STATE) (ZIP) | Louisville, KY 40201-0353 (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, Neil Osheroff and wife, Cheryl A. Guyer

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James R. Geison, Unmarried

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. 2 on the Plan of Section 2, Aeby Subdivision, of record in Book 6258, page 579, Register's Office for said County.

Said Lot No. 2 fronts 64.00 feet on the northeasterly margin of Russell Street and extends back between parallel lines 170.00 feet to an alley.
BEING the same property conveyed to Neil Osheroff and wife, Cheryl A. Guyer by deed from Aeby Construction Corporation, a Tennesee corporation of record in Book 6762, Page 371, Register's Office for Davidson County, TN.

The foregoing is the same legal description as appears in the previous deed of record.

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

94 MAY 20 PM 1:21
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

52391
IDENTIF. & REFERENCE

unimproved ( )
is improved ( X ) property, known as 911 Russell Street, Nashville, TN 37206
(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 unincumbered, 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 & this 17th day of May 19 94

Neil Osheroff

Cheryl A. Guyer

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Alan D. Mazer, a Notary Public in and for said County and State, the within named Neil Osheroff et ux Cheryl A. Guyer

the bargainor, _____, 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 17th day of May, 1994.

Commission Expires 7/23/94

_____ Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

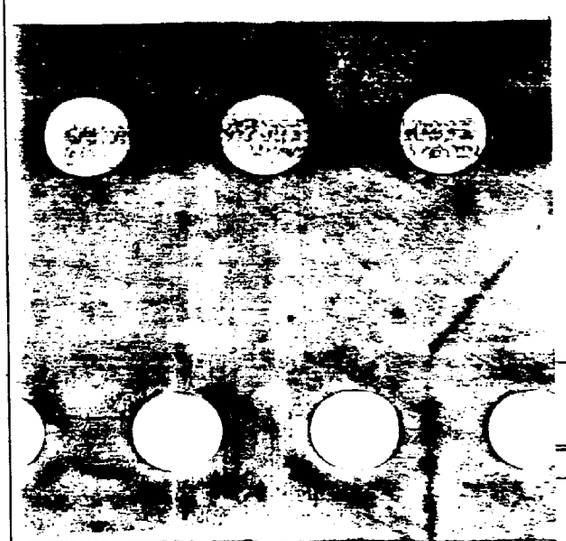
Commission Expires _____

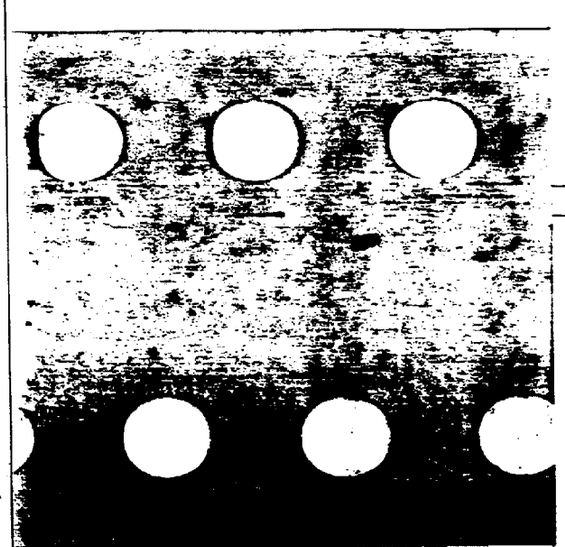
WARRANTY DEED

FROM

TO

RECEIVED FOR RECORD
MAY 25 10 32 AM 1994
DAVIDSON COUNTY
397.13





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

RECEIVED OF _____

FOR _____

BOOK 9352 PAGE 34

| | | |
|---|---|---|
| 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 | |
| | | | | 104900.00 |
| | | | CON TX | 388.13 |
| | | | PRFEE | 1.00 |
| | | | WDEED | 8.00 |
| | | | TOTAL | 397.13 |
| | | | CHECK | 397.13 |
| 05/20/94 | 01 | | 13:21 0001 | 8616 |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

52391
IDENTIF. # REFERENCE

94 MAY 20 PM 1:21

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

**No.** 793617