#12523 File Box 38 First Title and Escrow Company, Inc.

WARRANTY DEED

BOOK 9376 PAGE 639

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
STEVEN A. FAILOR (NAME)	FIRST TENNESSEE BANK (NAME)	Map 181
6222 Pettus Road (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 351 (STREET ADDRESS)	Parcel 116
Antioch, Tennessee 37013 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38101 (CITY) (STATE) (ZIP)	FB 5D22715

FOR AND IN 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, JOHN H. SHOLTS AND BERNADINE A. SHOLTS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO STEVEN A. FAILOR AND WIFE, MELANIE L.P. FAILOR

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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, described as follows:

Beginning at a point in the easterly margin of Pettus Road, said point being northwest corner of the property conveyed to Luther K. Buchanan, et ux, by deed from John S. Gooch, of record in Book 3223, page 590, Register's Office for Davidson County, Tennessee; thence South 86 deg. 10 min. East 150 feet; South 87 deg. 42 min. East*141 feet to a post; South 24 deg. 00 min. East 5.5 feet to a post; South 10 deg. 45 min. West 58 feet to a 16-inch oak; South 0 deg. 40 min. West 43 feet to a post; South 12 deg. 00 min. East 35 feet to a 3-inch beech; South 4 deg. 40 min. West 31 feet to an 18-inch maple; South 10 deg. 40 min. West 68 feet to a stake; thence North 82 deg. 28 min. West 670 feet to a stake in the easterly margin of Pettus Road; thence along the easterly margin of Pettus Road, North 13 deg. 55 min. East 175 feet to the point of beginning, according to a survey by John Kohl dated November 5, 1984.

Being the same property conveyed to John H. Sholts and wife, Bernadint A. Sholts by deed from William P. Williams and wife, Wanda J. Williams of record in Book 6472, page 245, said Register's Office.

This conveyance is made subject to: (1) 1994 Taxes which have been prorated and assumed by the Grantees; and (2) All matters appearing on the Plan of record, said Register's Office.

*150 feet; South 88 deg. 22 min. East 199 feet; South 89 deg. 30 min. East

FILED FOR RECORD
DAVIDSON COUNTY, TN.
94 JUN 13 PM 1:26
REGISTER

60486
IDENTIFICATION REFERENCE

unimproved ( )
This is improved (XX) property, known as 6222 Pettus Road, Antioch, Tennessee 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 27th day of May, 19 94

John H. Sholts by Bernadine A. Sholts
JOHN H. SHOLTS
BY: BERNADINE A. SHOLTS, ATTORNEY-IN-FACT
BY POWER OF ATTORNEY RECORDED SIMULTANEOUSLY HEREWITH

Bernadine A. Sholts
BERNADINE A. SHOLTS

STATE OF TENNESSEE
COUNTY OF Williamson

BOOK 9376 PAGE 640

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, BERNADINE A. SHOLTS

with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand at office, this 27th day of May, 19 94.

My commission expires 1-22-95 Notary Public Helen D Scott

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, BERNADINE A. SHOLTS, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-In-Fact for the said JOHN H. SHOLTS and is authorized by the said JOHN H. SHOLTS by execute this instrument on her behalf.

Witness by hand, at Office, this 27th day of May, 1994.

Helen D Scott
Notary Public

My Commission Expires:

3456 06/13 0101 03CHECK 323.13

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 84,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF May, 19 94

MY COMMISSION EXPIRES 1-22-95 (AFFIX SEAL)

Notary Public

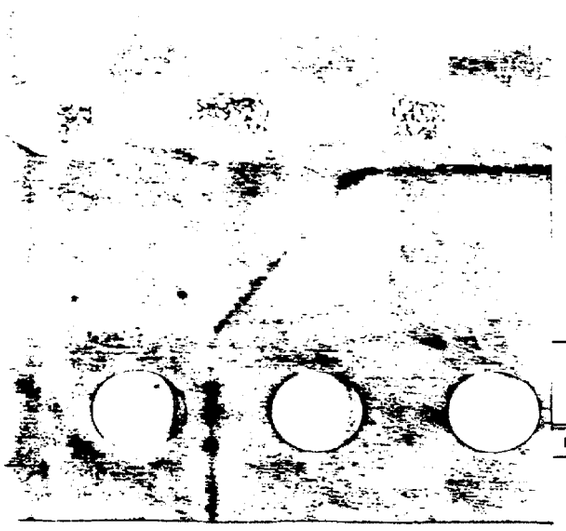
WARRANTY DEED

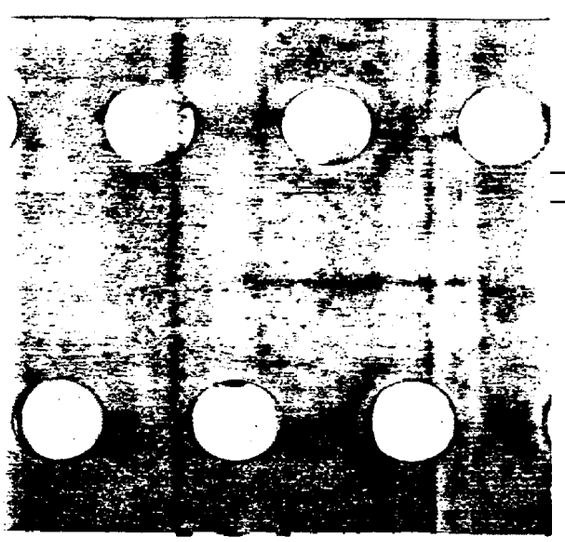
FROM JOHN H. SHOLTS AND BERNADINE A. SHOLTS

TO STEVEN A. FAILOR AND WIFE, MELANIE L.P. FAILOR

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 936
BRENTWOOD, TENNESSEE 37024-0936

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





RECEIVED OF _____

FOR _____

BOOK 9376 PAGE 641

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	84900.00
			CON TX	314.13
			PRFEE	1.00
			WDEED	8.00
			TOTAL	323.13
			CHECK	323.13
06/13/94	01		13:29 0001	5456

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

60486
Identification Ref.

94 JUN 13 PM 1:26
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 802207