ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
John A. Nuese	New Owner	
3636 Estes Road		Map 116-080
Nashville, TN 37215		Parcel 170.01

This instrument prepared by: Robert J. Notestine, III, Attorney, 104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, We, James A. LaBrec and wife, Susan B. LaBrec (The "Grantors") have bargained and sold, and by these presents do transfer and convey unto John A. Nuese, unmarried (The "Grantee"), Grantee's successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Being Lot No. 1 on the Plan of a Resubdivision of Part of A. E. Potter Lot on the Subdivision of the West Part of Lot No. 2 Henry Compton Land, as of record in Book 3500, page 63, Register's OFfice for Davidson County, Tennessee.

Being the same property conveyed to James A. LaBrec and wife, Susan B. LaBrec by Warranty Deed from Gene V. Hughes and wife, Patricia Hughes of record in Book 8261, page 974, said Register's Office for Davidson County, Tennessee.

This conveyance is subject to all existing easements of record.

This improved property is commonly known as 3636 Estes Road, Nashville, Tennessee. 37215.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $263,000.00.

John A. Nuese
Affiant

Subscribed and sworn to before me this 22nd day of August, 1994.

Notary Public

My Commission Expires Jan 24, 1997

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

And Grantors do covenant with the said Grantee that Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantee, his successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 22nd day of August, 1994.

James A. LaBrec

Susan B. LaBrec

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Personally appeared before me, the undersigned a Notary Public in and for said County and state, the within named James A. LaBrec and wife, Susan B. LaBrec the bargainors with whom I am personally acquainted and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 22nd day of August, 1994.

My commission expires: Jan 24, 1997

Notary Public

1072 08/24 0101 03CHECK 982.10

94 AUG 24 AM 9:16

84065



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

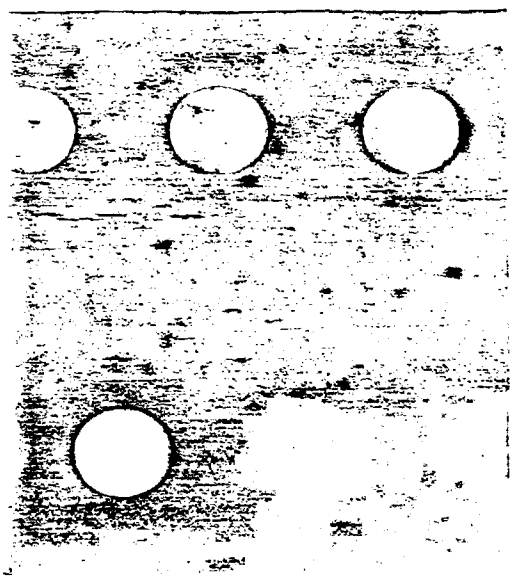
RECEIVED OF _____

FOR _____

BOOK 9444 PAGE 465

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



94 AUG 24 AM 9:

DAVIDSON COUNTY, TN

84065
IDENTIFICATION REFERENCE

CAMT

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 263000.00

CON TX	973.10
PRFEE	1.00
WDEED	8.00
TOTAL	982.10
CHECK	982.10

08/24/94 01 09:16 0001 1072

No. 827491