BOOK 9475 PG 426

THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 93,500.00

Michael L. Dugger
Affiant

Subscribed and sworn to before me, this 23rd day of September 1994

Mitchell A. Watts
Notary Public

My Commission Expires: 11-22-97

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
MICHAEL L. DUGGER 417 N. 15th Street Nashville, Tennessee 37206	First Tennessee Bank P.O. Box 474 Memphis, Tennessee 38101	MAP 83-5 PARCEL 436

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of NINETY THREE THOUSAND FIVE HUNDRED AND NO/100---------- ($ 93,500.00) DOLLARS, cash in hand paid by the hereinafter named Grantee s , the receipt of which is hereby acknowledged, I , ERIC S. GREEVER, MARRIED

hereinafter called the Grantor , have bargained and sold, and by these presents do transfer and convey unto MICHAEL L. DUGGER AND JENNIFER L. LOCKAMY, BOTH UNMARRIED, as Joint Tenants with Right of Survivorship hereinafter called the Grantee s , their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 13 on the Map of Survey of the J.J. Tample Tract of record in Book 421, page 29, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Eric S. Greever by deed from William Bailey O'Neal and wife, Janice O'Neal, of record in Book 8207, page 299, Register's Office for Davidson County, Tennessee.

SABRINA L. GREEVER, spouse of Eric S. Greever, joins in this conveyance to convey any interest she may have in subject property, particularly any marital interest.

94283

94 SEP 27 AM 9:00 FELIX A. ... REGISTER DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

This is improved property known as 417 N. 15th Street, Nashville, Tennessee 37206

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 s , their heirs and assigns, forever.

GRANTOR COVENANT s with the said GRANTEE s that he is lawfully seized and possessed of said land in fee simple, ha s good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of Map of Survey of the J.J. Tamble Tract of record in Book 421 , page 29 , Register's Office for Davidson County, Tennessee.

GRANTOR___ FURTHER COVENANTs__ and bind s himself, his heirs and representatives to warrant and forever defend the title to the said GRANTEE s, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand on this the 23rd day of September, 19 94.

Eric S. Greever

ERIC S. GREEVER

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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 ERIC S. GREEVER, MARRIED, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 23rd day of September, 19 94.

Mitchell A Watts

My Commission Expires: November 22, 1997 — Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

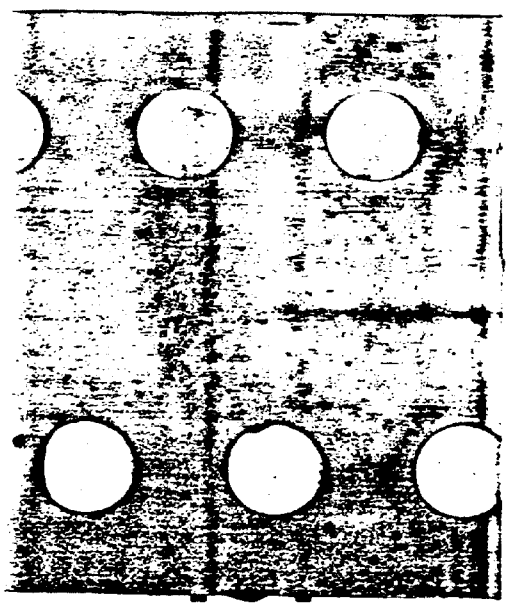
Before me, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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 this _____ day of _____, 19 ____.

My Commission Expires: _____ — Notary Public

2119 09/27 0101 03CHECK 354.95





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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 93500.00
CON TX 345.95
PRFEE 1.00
WDEED 8.00
TOTAL 354.95
CHECK 354.95

09/27/94 01 09:00 0001 2119

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

94283
IDENTIF. & REFERENCE

94 SEP 27 AM 9:01

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 838390