THIS INSTRUMENT PREPARED BY:

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

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 59,000.00

Takaaki Maeyama
Affiant

Subscribed and sworn to before me, this 30th day of September 1994

Notary Public

My Commission Expires: 11-22-97

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
TAKAAKI MAEYAMA 1304 Stratton Avenue Nashville, Tennessee 37206	First Tennessee Bank P.O. Box 474 Memphis, Tennessee 38101	MAP 83-6 PARCEL 299

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of FIFTY NINE THOUSAND AND NO/100---------- ($ 59,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged, we, MARY HOLLAND MEADOWS AND JUANITA MEADOWS AND JUDY GALE MEADOWS AND PEGGY ANN MEADOWS, ALL UNMARRIED hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto TAKAAKI MAEYAMA, UNMARRIED hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 26 in F.O. Beasley's Addition to East Nashville, a plan of which is of record in Book 57, page 85, Register's Office for Davidson County, Tennessee.

SAID Lot No. 26 fronts 50.0 feet on the south side of Stratton Avenue and extends back southerly between parallel lines, 160.0 feet to an alley in the rear.

BEING the same property conveyed to Lillian Holland, a widow, by deed from Oliver W. Holland and wife, Loretta Holland, of record in Book 2540, page 277, Register's Office for Davidson County, Tennessee; the said Lillian Holland having since died intestate and subject property having vested in her sole heirs at law, Oliver W. Holland and Mary Holland Meadows; the said Oliver W. Holland having since conveyed his one-half (1/2) interest in subject property to Mary Holland Meadows, Juanita Meadows, Judy Gale Meadows and Peggy Ann Meadows, by Quitclaim Deed of record in Book 6526, page 923, said Register's Office.

4645 10/04 0101 03CHECK 227.30

This is improved property known as 1304 Stratton Avenue, 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, his heirs and assigns, forever.

GRANTOR s COVENANT with the said GRANTEE that they are lawfully seized and possessed of said land in fee simple, have 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 F.O. Beasley's Addition to East Nashville of record in Book 57, page 85, Register's Office for Davidson County, Tennessee.

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

IN WITNESS WHEREOF we have hereunto set our hands on this the 30th day of September, 19 94.

Mary Holland Meadows
MARY HOLLAND MEADOWS

Juanita Meadows
JUANITA MEADOWS

Judy Gale Meadows
JUDY GALE MEADOWS

Peggy Ann McDons
PEGGY ANN MEADOWS

DAVIDSON COUNTY, TENN. NOTARIES PUBLIC AT LARGE

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 MARY HOLLAND MEADOWS AND JUANITA MEADOWS AND JUDY GALE MEADOWS AND PEGGY ANN MEADOWS the bargainors with whom I am * 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. *personally

Witness my hand and official seal this 30th day of September, 1994.

Notary Public

My Commission Expires: November 22, 1997

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 _____.

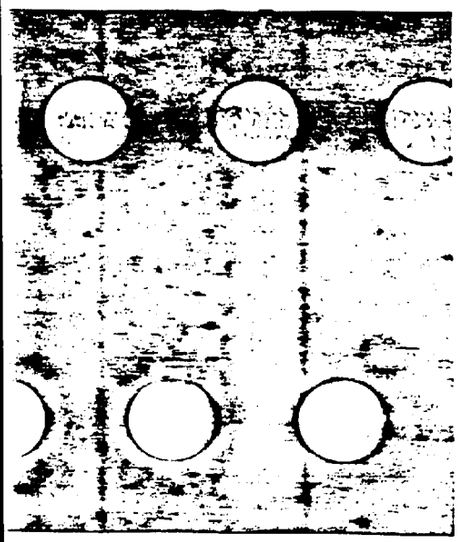
Witness my hand and official seal this _____ day of _____, 19 ____.

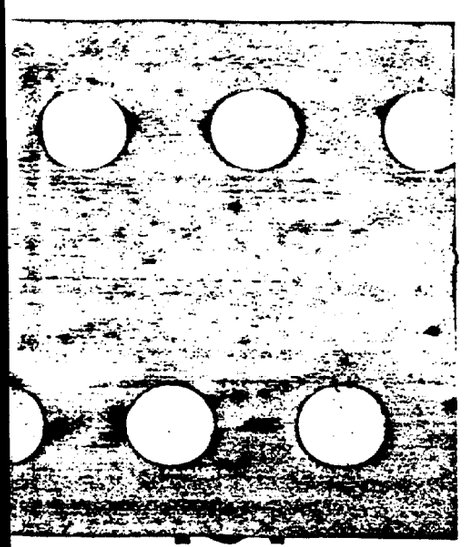
My Commission Expires: _____

Notary Public

96666
IDENTIF. & REFERENCE

94 OCT -4 AM 9:27
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.





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

RECEIVED OF _____

FOR _____

BOOK 9483 PG 398

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 59000.00
CON TX 218.30
PRFEE 1.00
WDEED 8.00
TOTAL 227.30
CHECK 227.30

10/04/94 01 09:26 0001 4645

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

96666
IDENTIF. ↑ REFERENCE

94 OCT -4 AM 9:27
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 840886