This Instrument Prepared By:

Brenda Franks Hale
Hale and Hale Attorneys
312 First Tennessee Bank Building
Franklin, Tennessee 37064

BOOK 9494 PG 694

NEW OWNER:	SEND TAX BILL TO:	MAP & PARCEL
Tony John Read and wife, Claudette Jennifer Read 814 Huntington Circle Nashville, TN 37215	Same	Map 131-6 Group C Parcel 8

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $300,000.00.

AFFIANT

Sworn to and subscribed before me
this 13th day of October, 1994.

NOTARY PUBLIC

My Commission Expires: 3/11/98

DOUGLAS S. HALE NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENN.

WARRANTY DEED

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 and sufficiency of which is hereby acknowledged, ELITE HOMES, INC., a Tennessee corporation, hereinafter called the "GRANTOR", has bargained and sold and by these presents do transfer and convey unto TONY JOHN READ and wife, CLAUDETTE JENNIFER READ, hereinafter called the "GRANTEES", their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 120 on the Plan of Burton Hills Village of Huntington Tract 10, as of record in Plat Book 6250, page 612, amended in Book 6637, page 717, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Elite Homes, Inc., a Tennessee corporation, by Deed from Mertech Realty, L.P., a Tennessee limited partnership, of record in Book 9240, page 70, Register's Office for Davidson County, Tennessee.

THIS IS THE SAME DESCRIPTION IN THE PREVIOUS DEED OF RECORD.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said GRANTEES, their heirs and assigns, forever;

AND GRANTOR does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Easements to Metropolitan Government of Nashville and Davidson County, as set forth in instrument recorded in Book 7240, page 543, Book 7240, page 547, Book 7240, page 551, Book 7240, page 555, Book 7240, page 559, Book 7240, page 563, Book 7240, page 567, Book 7240, page 571, Book 7240, page 575, Book 7240, page 580, Book 7240, page 585, Book 7240, page 590, Book 7240, page 595, Book 7240, page 600, Book 7240, page 605, Book 7240, page 610, Book 7240, page 615, Book 7275, page 826, Book 7306, page 127, Book 7306, page 150, Book 7461, page 880, Book 7461, page 884, Book 7461, page 888, Book 7461, page 929, Book 7461, page 934, Book 7461, page 939, Book 7593, page 508, Book 7593, page 531, Book 7593, page 535 and Book 7593, page 570, Register's Office for Davidson County, Tennessee.

2. Restrictions as contained in Book 6326, page 588, Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations, easements, liens for assessments, options, powers or attorneys, and limitations on title set forth in restrictions recorded in Book 6517, page 522, as amended in Book 6691, page 593, Book 6778, page 532, Book 6778, page 536, Book 6911, page 120, Book 7046, page 520, Book 7076, page 691 and Book 7146, page 188, Register's Office for said County, Tennessee and in any allied instrument(s) referred to in said restrictions.

4. Charter of Burton Hills Homeowners' Association, Inc. of record in Book 6517, page 505, as amended by Book 6921, page 217, Register's Office for Davidson County, Tennessee.

5. Charter of Burton Hills Recreational Association, Inc., of record in Book 6517, page 511, as amended in Book 6921, page 214, Register's Office for Davidson County, Tennessee.

6. Agreement to Establish open spaces of record in Book 6470, page 383, Book 6655, page 47, Book 7147, page 411 and Book 7147, page 416, Register's Office for Davidson County, Tennessee.

7. Covenants, conditions, restrictions, reservations, easements, liens for assessments, options, powers of attorney, and limitations on title set forth in restrictions recorded in Book 6644, page 1, as amended in Book 6917, page 724, Register's Office for Davidson County, Tennessee and in any allied instrument(s) referred to in said restrictions.

8. Deed for open spaces of record in Book 6917, page 704, Register's Office for Davidson County, Tennessee.

9. Charter of Burton Hills Village of Huntington Association, Inc., of record in Book 6665, page 12, as amended in Book 6921, page 208, Register's Office for Davidson County, Tennessee.

10. Maximum Square Footage Allocations for the Village of Huntington of record in Book 6637, page 717, Register's Office for Davidson County, Tennessee.

11. All matters shown on Plat recorded in Book 6250, page 612, as corrected by Book 6925, page 696, Register's Office for Davidson County, Tennessee.

AND GRANTOR DOES FURTHER covenant and bind itself, its successors and assigns 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.

This improved property is known as 814 Huntington Circle, Nashville, Tennessee 37215.

WITNESS my hand this 13th day of October, 1994, in Franklin, Tennessee.

ELITE HOMES, INC.

By: Peggy Krebs, President
Peggy Krebs, President

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Peggy Krebs, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be President of Elite Homes, Inc., the within bargainor, a corporation, and that she as such President, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation, by herself as such President.

Witness my hand and seal, this 13th day of October, 1994.

Notary Public

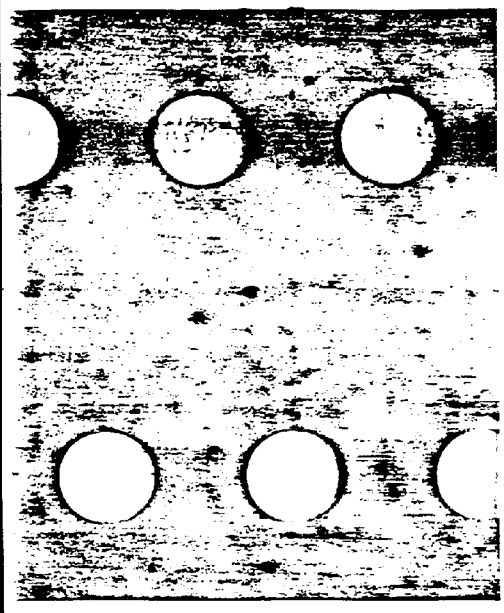
My commission expires: 3/11/98

00386
IDENTIF. & REFERENCE

94 OCT 17 AM 11:03

FELIX E. [illegible] REGISTER
DAVIDSON COUNTY, TN.

8691 10/17 0101 03CHECK 1123.00



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

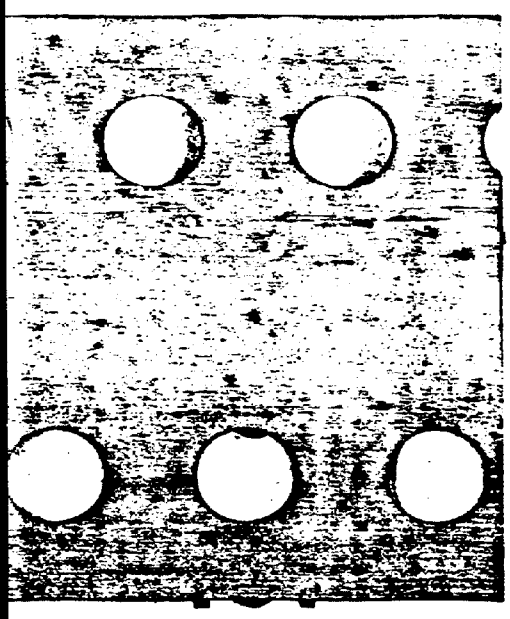
RECEIVED OF _____

FOR _____

BOOK 9494 PG 697

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	300000.00
CON TX	1110.00
PRFEE	1.00
WDEED	12.00
TOTAL	1123.00
CHECK	1123.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 11-53 0001 8691

00386
IDENTIF. & REFERENCE

94 OCT 17 AM 11:03
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 844886