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 $ 86,000.00

J. Todd Crank
Affiant

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

Subscribed and sworn to before me, this 3rd day of November 1994

Notary Public

My Commission Expires: 11-22-97

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
GLENN J. SAN MARCO 712 Fatherland Street Nashville, Tennessee 37206	First Tennessee Bank P.O. Box 474 Memphis, Tennessee 38101	82-16 PARCEL 245

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of EIGHTY SIX THOUSAND AND NO/100---------- ---------- ($ 86,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, I, DAVID LEE SIMPSON, UNMARRIED hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto GLENN J. SAN MARCO AND J. TODD CRANK, BOTH UNMARRIED, as Joint Tenants with Right of Survivorship hereinafter called the Grantees, 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. 67 on the Plan of J.S. Williams Addition to Edgefield of record in Book 21, page 45, Register's Office for Davidson County, Tennessee.

SAID Lot No. 67 fronts 50.0 feet on the southeasterly margin of Fatherland Street and extends back between parallel lines 210.0 feet to an alley.

BEING the same property conveyed to David Lee Simpson by deed from John Catmur, unmarried, of record in Book 6041, page 723, Register's Office for Davidson County, Tennessee.

94 NOV -7 AM 8:45
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

06418
IDENTIF. ↑ REFERENCE

This is improved property known as 712 Fatherland 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 GRANTEEs, their heirs and assigns, forever.

GRANTOR COVENANTs with the said GRANTEEs that he is lawfully seized and possessed of said land in fee simple, has 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 J.S. Williams Addition to Edgefield of record in Book 21, page 45, Register's Office for Davidson County, Tennessee.

GRANTOR___ FURTHER COVENANTs__ and binds himself___, his___ heirs and representatives to warrant and forever defend the title to the said GRANTEEs, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand___on this the 26th day of October, 19 94.

DAVID LEE SIMPSON

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 DAVID LEE SIMPSON, UNMARRIED, 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 26th day of October, 1994.

My Commission Expires: November 22, 1997

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

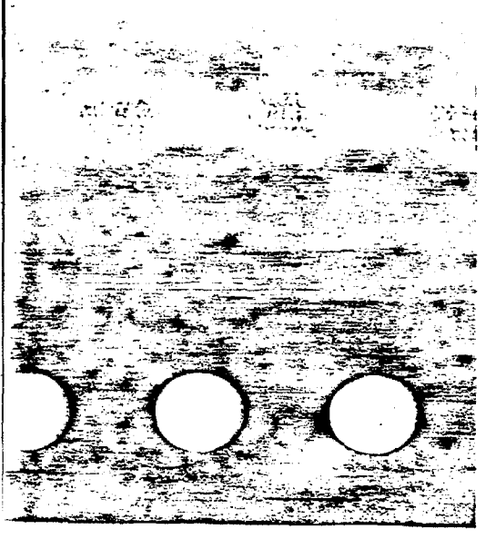
Before me, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____oath___ acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____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

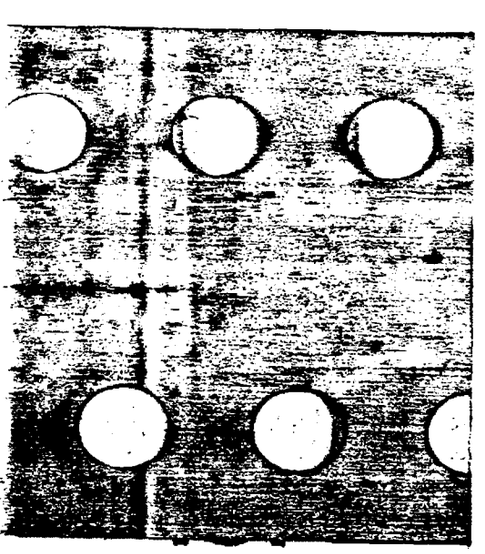
Witness my hand and official seal this _____day of _____, 19____.

My Commission Expires: _____

Notary Public

5107 11/07 0101 03CHECK 327.20





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

RECEIVED OF _____

FOR _____

BOOK 9513 PG 40

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 86000.00
CON TX 318.20
PRFEE 1.00
WDEED 8.00
TOTAL 327.20
CHECK 327.20

11/07/94 01 08:44 0001 5107

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06418
IDENTIF. & REFERENCE

94 NOV -7 AM 8:45

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 851385