SPECIAL WARRANTY DEED

BK 9526 PG 765

11014
IDENTIF. & REFERENCE

THIS INSTRUMENT PREPARED BY:
T. Larry Edmondson, Attorney
Second Floor, 808 Broadway
Nashville, TN 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $26,500.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1 DAY OF [illegible], 19[illegible].

Notary Public

My Commission Expires:

3-23-96

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILL:	MAP-PARCEL
Greg Spilka 175 Callis Rd. Hendersonville, TN 37075	Same	083-01-014

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, NATIONSBANK OF TENNESSEE, N.A., HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO GREG SPILKA AND WIFE, GRETA SPILKA, HEREINAFTER CALLED THE GRANTEE, THEIR SUCCESSORS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being the south 51 feet front and 49 feet 10 inches rear of Lot No. 27 on the Map of Nashville Trust Company's Subdivision of the Tim H. Moore Subdivision, as of record in Book 843, Page 79, Register's Office for said County.

Said part of said Lot No. 27 fronts 51 feet on the west side of Laurent Street, formerly Kline Avenue, and runs back between lines 200 feet to an alley in the rear, on which it measures 49 feet 10 inches.

Being the same property conveyed to NationsBank of Tennessee, N.A. by Substitute Trustee's Deed from T. Larry Edmondson, Substitute Trustee, of record in Book 9371, Page 127, Register's Office for Davidson County, Tennessee.

This is improved property known as 1212 Laurent Street, Nashville, TN 37206.

This conveyance is made subject to any and all existing restrictions and easements of record.

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, their heirs and assigns, forever. And GRANTOR does covenant with the said GRANTEE that it is lawfully seized and

possessed of said land, has a good right to convey it, and the same is unencumbered unless otherwise herein set out. And it does further covenant and bind itself, its successors, assigns and representatives, to specially warrant and defend the title to the said land only to the extent and from the date the GRANTOR acquired the subject property, to the said GRANTEE their heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 16th day of November, 1994.

NATIONSBANK OF TENNESSEE, N.A.

BY: J Michael Payne V.P.

ITS: Vice President

STATE OF NORTH CAROLINA
COUNTY OF GUILFORD

6290 11/22 0101 03CHECK 107-05

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared J. Michael Payne, Vice President, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon oath acknowledged NationsBank of Tennessee, N.A., to be the within named bargainor, a corporation, and that he as such Vice President being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of NationsBank of Tennessee, N.A. by J. Michael Payne, V P as such Vice President.

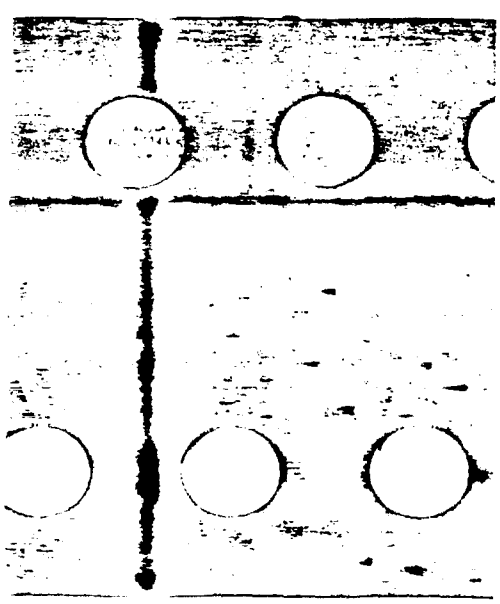
Witness my hand and seal, at office in Greensboro, North Carolina this the 16th day of November, 1994.

Vicky Robertson
Notary Public

My Commission Expires:

July 11, 1996

VICKY ROBERTSON NOTARY PUBLIC GUILFORD COUNTY, N.C.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

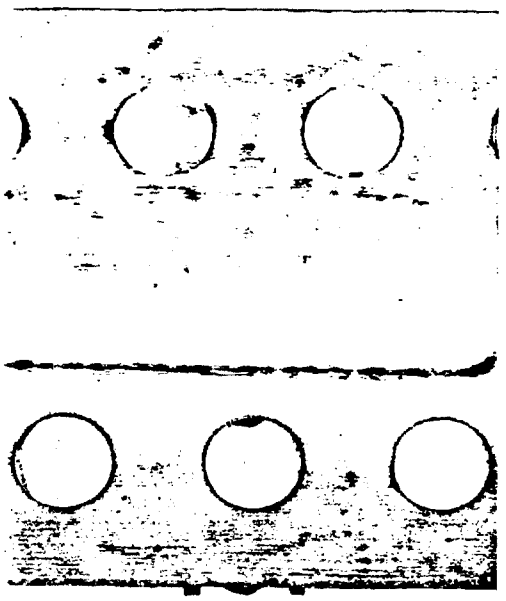
RECEIVED OF _____

FOR _____

BOOK 9526 PG 767

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



DAMT 26500.00
CON TX 98.05
PRFEE 1.00
TDEED 8.00
ERR CO
TDEED 8.00-
~~[illegible] 9.00~~
~~TOTAL 107.05~~
CHECK 107.05
11/22/94 01 11:41 0001 6290

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11014
IDENTIF. & REFERENCE

94 NOV 22 AM 11:40
REGISTER
DAVIDSON COUNTY, TN.

No. 856342