17968 Bk 21 13

IDENTIF. & REFERENCE

BOOK 9548 PG 374

95 DEC 16 PM 3:30

REGISTER
DAVIDSON COUNTY, TN.

THIS INSTRUMENT PREPARED BY:
Laurence M. Papel
MANIER, HEROD, HOLLABAUGH & SMITH
2200 One Nashville Place
150 Fourth Avenue North
Nashville, Tennessee 37219

New Owner:	Tax Bills To:	Map/Parcel No:
Crisis Pregnancy Support Center, Inc. **1810 Hayes Street** **Nashville, TN 37203**	**Same**	**92-12/409**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Four Hundred Thousand ($405,000.00) Dollars cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Tuck-Hinton Properties, a Tennessee general partnership ("Grantor"), has bargained and sold, and does hereby bargain sell, transfer, convey, and confirm unto Crisis Pregnancy Support Center, Inc., a Tennessee corporation ("Grantee"), its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot No. 110, on the Plan of Boyd Home Tract, as shown on plat of record in Plat Book 21, page 39, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.
>
> BEING the same property conveyed to Tuck-Hinton Properties, by Deed of Record in Book 8455, page 45, Register's office for Davidson County, Tennessee.

This is improved property known as 1810 Church Street, Nashville, Tennessee.

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

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, hereditaments, estate, title, and interest thereto belonging to said GRANTEE, its heirs, successors, and assigns, forever. And GRANTOR does covenant with said GRANTEE that GRANTOR is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except for:

1. Real estate taxes and assessments for 1995 and subsequent years, which are liens not yet due and payable.
2. Matters as shown by plat of record in Plat Book 21, page 39, Register's office for Davidson County, Tennessee.
3. Applicable building and zoning laws.
4. Easements and restrictions of record.

And GRANTOR does further covenant and bind itself, its assigns, successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, its successors and assigns, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned, being the Grantor herein, has executed this instrument this 16 day of December, 1994.

TUCK-HINTON PROPERTIES, a
Tennessee general partnership

By: _____
Seab A. Tuck, III, Partner

By: _____
Kem G. Hinton, Partner

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $405,000.00.

_____
Affiant

Sworn to and subscribed before me
this 16 day of December, 1994.

_____ Notary Public
Notary Public

My Commission Expires: 5/28/95

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of the State and County aforesaid, personally appeared Seab A. Tuck, III, and Kem G. Hinton, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged themselves to be the General Partners of Tuck-Hinton Properties, the within named bargainor, a Tennessee general partnership, and they as such General Partners, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by themselves as Partners.

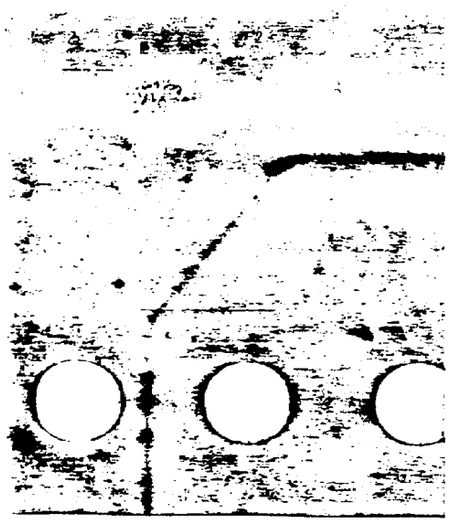
WITNESS my hand at office in Nashville, Tennessee, this 16th day of December, 1994.

_____
Notary Public

My Commission Expires: 5/28/95

3916 12/15 0101 03CHECK 1507.50

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

RECEIVED OF _____

FOR _____

BOOK 9548 PG 376

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 405000.00
				CON TX 1498.50
				PRFEE 1.00
				WDEED 8.00
				TOTAL 1507.50
				CHECK 1507.50
12/16/94	01			15:31 0001 3916

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

17968
IDENTIF. ↑ REFERENCE

94 DEC 16 PM 3:30
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 863865