THIS INSTRUMENT PREPARED BY:
BAKER, DONELSON, BEARMAN
& CALDWELL (RDB)
A Professional Corporation
Suite 600, 511 Union Street
Nashville, TN 37219

FROM: Ralph E. Bryan (GRANTOR) BOOK 9566 PG 789

TO: JRB Investments, L.L.C. (GRANTEE)

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
JRB Investments, L.L.C.	JRB Investments, L.L.C.	
609 Thompson Lane	111 Postwood Place	118-12-57
Nashville, TN 37204	Nashville, TN 37205	

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) cash in hand paid by J.R.B. Investments, L.L.C., GRANTEE, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Ralph E. Bryan, GRANTOR, has bargained and sold, and by these presents does transfer and convey unto GRANTEE, its successors and assigns, his undivided one-half interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Being Lot No. 63 on the Plan of Sidco, Section Three of record in Book 2663, page 41, Register's Office for said county, and described as follows:

Beginning at a point in the southerly margin of Thompson Lane at the corner of Lots 63 and 64; thence with the line between said lots, southerly 163.45 feet to a corner of Lot 62, thence with the line between Lots 62 and 63, westerly 150 feet to the east margin of Foster Creighton Drive; thence with the margin of the same northerly 116.5 feet to the beginning of a curve; thence around said curve northeasterly 80.02 feet to the south margin of Thompson Lane; thence with the margin of the same easterly 103.45 feet to the point of beginning.

Being the same property conveyed to J. R. Burch and Ralph E. Bryan, as equal tenants in common, by Special Warranty Deed from REPROCO, Inc. of record in Book 5354, page 648, Register's Office for Davidson,County, Tennessee.

The above description is identical to that contained in the prior deed to this property.

This is improved property known as 609 Thompson Lane, Nashville, Tennessee 37204.

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, its successors and assigns, forever.

And GRANTOR does covenant with the said GRANTEE that he is lawfully seized and possessed of an undivided one-half interest in said land in fee simple; has a good right to convey it, and the same is unencumbered.

And GRANTOR does further covenant and bind himself, his heirs and assigns, 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 claiming by, through or under GRANTOR.

WITNESS my hand this 3rd day of January, 1995.

GRANTOR:

Ralph E. Bryan

Ralph E. Bryan

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Ruth Anne Carruthers, a Notary Public in and for said Count and State, Ralph E. Bryan, the within named bargainor, with whom I am personally acquainted, or who 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 at Nashville, Tennessee, this 3rd day of January, 1995.

Ruth Anne Carruthers
NOTARY PUBLIC

My Commission Expires: 11-28-98

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $90,000.00.

John R. Bruce
AFFIANT

Subscribed and sworn to before me, this 3rd day of January, 1995.

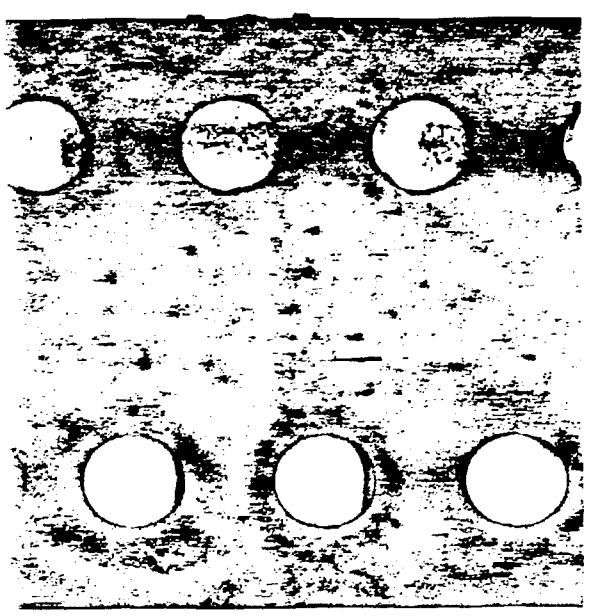
Ruth Anne Carruthers
NOTARY PUBLIC

My Commission Expires: 11-28-98

23719
IDENTIF. & REFERENCE

95 JAN -9 AM 9:56
DAVIDSON COUNTY, TN.

0198 01/09 0101 03CHECK 342.00



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

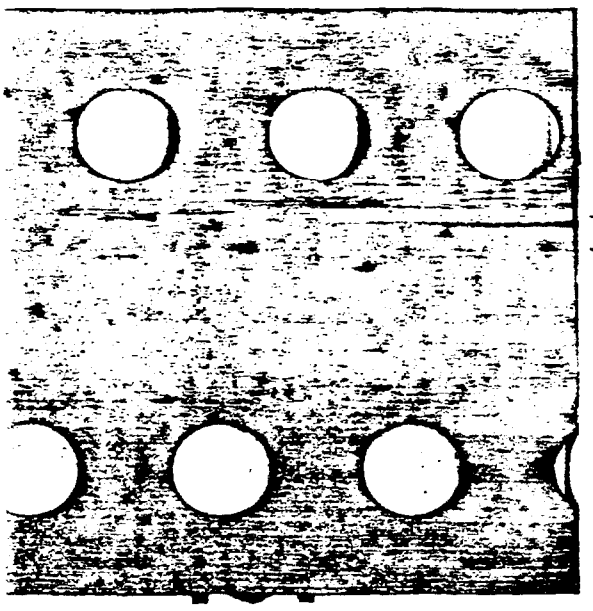
FOR _____

BOOK 9566 PG 791

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 90000.00
CON TX 333.00
PRFEE 1.00
WDEED 8.00
TOTAL 342.00
CHECK 342.00
01/09/95 01 09:35 0001 0198



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

23719
IDENTIF. ↑ REFERENCE

95 JAN -9 AM 9:36

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 870059