This Instrument Prepared By:
Stokes & Bartholomew, P.A.
424 Church Street, Suite 2800
Nashville TN 37219
Return to Box 50-B

BOOK 9576 PG 915

ADDRESS NEW OWNER:
James W. Spears Sr.
805 Reischa Court
Nashville, Tennessee 37214

SEND TAX BILL:
To Owner

MORTGAGEE:

Ford Consumer Finance Company,Inc.
278 Franklin Road, Suite 120
Brentwood, TN 37027

MAP AND PARCEL:
Map 134-5
Group
Parcel 35

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, Metropolitan Nashville Airport Authority , hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto James W. Spears Sr., hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 67 on the Plan of Section Three, Addition to Greenwood Hills of record in Book 5200, page 33, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Metropolitan Nashville Airport Authority by deed from William A. McNeill and wife, Jill O. McNeill, of record in Book 8893, page 214, Register's Office for Davidson County, Tennessee.

This is improved property known as 805 Reischa Court, Nashville, TN 37214.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. Davidson County taxes;

2. All matters shown on the Plan of record in Book 5200, page 33, Register's Office for Davidson County, Tennessee; and

3. Restrictive Covenants contained in instrument of record in Book 5259, page 933, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said James W. Spears Sr., his heirs and assigns, forever; and Metropolitan Nashville Airport Authority, does covenant with the said Grantee 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 unless otherwise herein set out; and the said Grantor does further covenant and bind itself, its successors, assigns and representatives, to warrant and

forever defend the title to the said land to the said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand this the 22nd day of November, 1994.

METROPOLITAN NASHVILLE AIRPORT AUTHORITY

By: William G. Moore
William G. Moore Jr.

BOOK 9576 PG 916

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned Notary Public in and for said County and State, personally appeared William G. Moore Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President (or other officer authorized to execute the instrument) of the Metropolitan Nashville Airport Authority , the within named bargainor, a corporation, and that he as such President, executed the within Warranty Deed for the purposes stated therein by signing the name of the corporation by himself as such President.

Witness my hand and official seal at Nashville, Tennessee, this the 22nd day of November, 1994.

Lynn Hackett
NOTARY PUBLIC

LYNN HACKETT NOTARY PUBLIC DAVIDSON COUNTY TENN.

My Commission Expires: 1/25/97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 62,000.00.

James W Spears Sr
AFFIANT

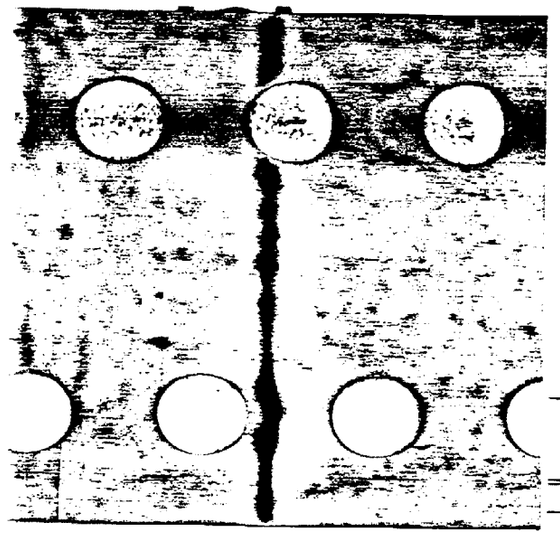
Subscribed and sworn to before me this 17th day of January, 1995.

Judith E. Atkinson
NOTARY PUBLIC
My Commission Expires: 07/27/96

27429
IDENTIF. & REFERENCE

95 JAN 23 PM 3:40
FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.

4421 01/23 0101 03CHECK 238.40



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

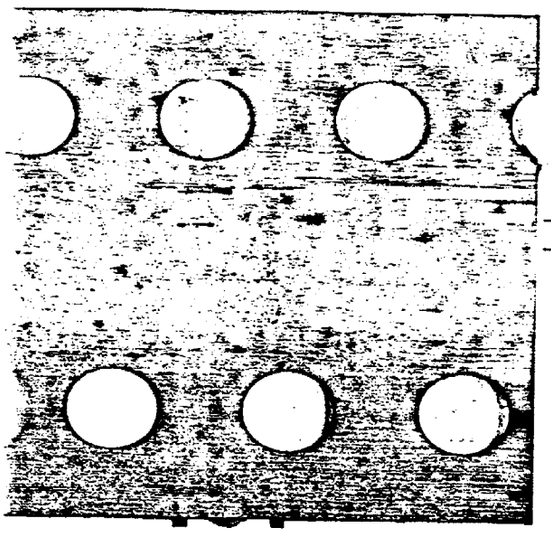
RECEIVED OF _____

FOR _____

BOOK 9576 PG 917

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 62000.00
CON TX 229.40
PRFEE 1.00
WDEED 8.00
TOTAL 238.40
CHECK 238.40

01/23/95 01 15:40 0001 4421

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

27429
IDENTIF. ↑ REFERENCE

95 JAN 23 PM 3:40

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 874230