THIS INSTRUMENT WAS PREPARED BY
McDonnell Dyer
30 Burton Hills Blvd., Suite 200
Nashville, Tennessee 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 137,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF March 19 95

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Eric M. Martin	The Nashville Bank of Commerce	104-15-56
(NAME)	(NAME)	
2621 Ashwood Avenue	221 Fourth Avenue North	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37212	Nashville, TN 37203	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Phillip Anthony Coode and wife, Kristin Terry Coode

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Eric M. Martin and wife, Donna A. Martin

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:

Land in Davidson County, Tennessee, being part of Lot No. 43 of Sunset Park, of record in Book 332, Page 132, said Register's Office and described according to a copy of a survey thereof by James A. Hamilton, Jr., Surveyor, June 4, 1947 and June 17, 1947, as follows:

Beginning at a point in the southerly margin of West Ashwood Avenue 50 feet easterly from the easterly margin of 28th Avenue South or Natchez Trace; thence southerly 160.5 feet to the northerly line of Lot No. 42, which point is 48 feet easterly from the easterly margin of 28th Avenue, South; thence easterly 52 feet to the corner of Lots Nos. 41,42,43,44; thence with this line between Lots Nos. 43 and 44 northerly 160.5 feet to the southerly margin of West Ashwood Avenue; thence with the margin of the same westerly 50 feet to the point of beginning.

Being the same property conveyed to Phillip Anthony Coode and wife, Kristin Terry Coode by deed from Sam J. Deep, a single person of record in Book 8392, Page 537, said Register's Office.

4,3270

PROPERTY REFERENCE

This is improved (X) unimproved ( ) property, known as 2621 Ashwood Avenue, Nashville, TN 37212
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 29th day of March 19 95

Phillip Anthony Coode

Kristin Terry Coode

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 Phillip Anthony Coode and wife, Kristin Terry Coode

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 29th day of March, 19 95.

Commission expires 5-11-97

Notary Public

STATE OF TENNESSEE
COUNTY OF

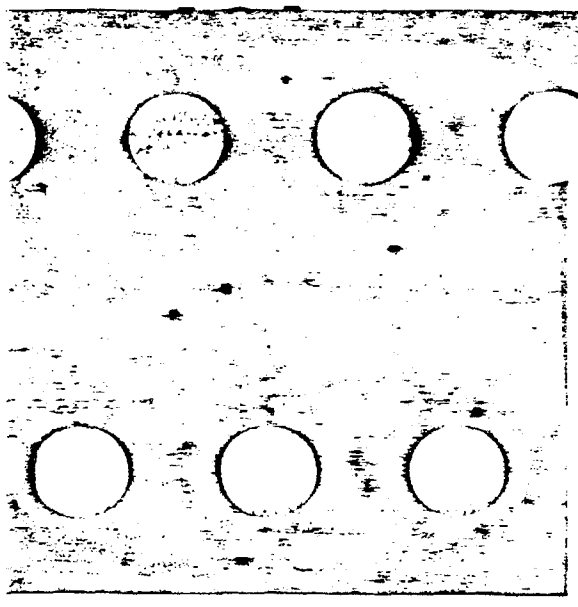
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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 at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

Notary Public

RECEIVED FOR RECORD 1995 MAY 24 PM 12:27



OFFICIAL RECEIPT

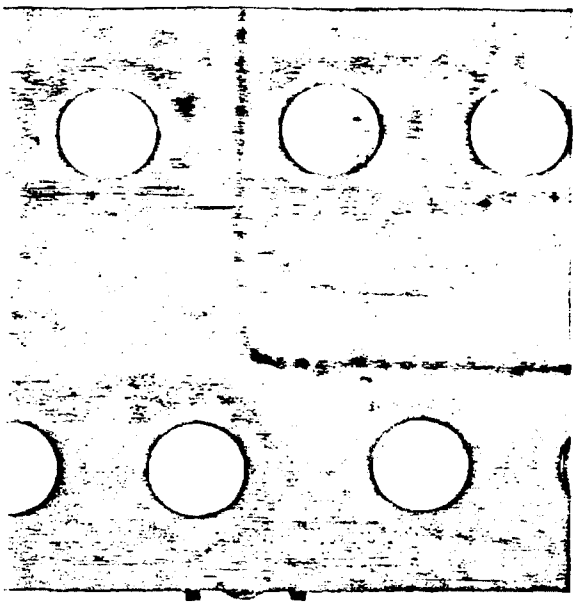
FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 6636 PG 314

FOR _____



CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
137100.00
CON TX 507.27
PRFEE 1.00
WDEED 8.00
TOTAL 516.27
CHECK 516.27

04/04/95 01 11:03 0001 7272

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4,8270

IDENTIFICATION REFERENCE

95 APR -4 AM 11:04

DAVIDSON COUNTY, TN

No. 896799