BOOK 9673PG 35

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This instrument prepared by
Thomas C. Scott
TUNE, ENTREKIN & WHITE
21st Floor, First American Center
Nashville, Tennessee 37238-0091

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $51,000.00.

David E Cypress, Grantee
Affiant

Subscribed and sworn to before me this 16 day of May, 1995.

THOMAS C. SCOTT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public

My commission expires:
My Commission Expires Nov. 20, 1996

61185
IDENTIFICATION REFERENCE

95 MAY 16 PM 12:55
FELIX Z. REGISTER
DAVIDSON COUNTY, TN.

GENERAL WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Map and Parcel No.:
David E. Cypress	Same	Map: 118-1
95 White Bridge Rd		Parcel: 91
Suite 304		
Nashville, TN 37205		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Estate of Mary Martha Bradley Greer,** (the "Grantor"), has bargained and sold, and by these presents does

transfer and convey unto **David E. Cypress, Trustee**, with full power to transfer, convey, mortgage, encumber and otherwise deal with said property without the joinder or disclosure of any beneficiary (the "Grantee"), its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 106 on the Plan of Victoria Place, of record in Book 332, page 10, Register's Office for said County.

Said Lot No. 106 fronts 69.9 feet on the southerly side of Kirkwood, formerly Augusta Avenue, and extends back 127.7 feet on the easterly line and 127.2 feet on the westerly line to an alley, measuring 69.9 feet thereon.

Being the same property conveyed to the Grantor by Deed of record in Book 8162, page 791, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:

1. Taxes for 1995, which have been prorated and are assumed by the Grantee.

2. Easement conveyed to City of Nashville for construction of Storm Sewer, of record in Book 3505, page 354, Register's Office for Davidson County, Tennessee.

3. Easement conveyed to Metro Government of Nashville and Davidson County, Tennessee, for construction of storm sewer in Book 3577, page 86, Register's Office for Davidson County, Tennessee.

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, his heirs and assigns forever.

And the Grantor 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, except as set forth above.

And the Grantor does further covenant and bind itself, it successors and assigns, to warrant and forever defend the title to the land to the said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

The Grantor hereby transfers and assigns to Grantee all leases of the subject property.

IN WITNESS WHEREOF, the undersigned Grantor acting by and through the Executor and Executrix and all heirs has executed this General Warranty Deed as of May 11, 1995.

ESTATE OF MARY MARTHA BRADLEY GREER

By: _____
H. Lynn Greer, Jr., Executor

By: _____
June Greer Bogle, Executrix

By: _____
H. Lynn Greer, Jr., as an heir of the Estate

By: _____
June Greer Bogle, as an heir of the Estate

H. Lynn Greer, III

By: /s/ _____
H. Lynn Greer, Jr., as attorney in fact for H. Lynn Greer, III an heir of the Estate

Mary Kathryn Greer

By: /s/ _____
H. Lynn Greer, Jr., as attorney in fact for Mary Kathryn Greer, an heir of the Estate

Bradley Roberts Greer

By: /s/ _____
H. Lynn Greer, Jr., as attorney in fact for Bradley Roberts Greer, an heir of the Estate

William Houston Greer

By: /s/ H. Lynn Greer

H. Lynn Greer, Jr., as attorney in fact for William Houston Greer, an heir of the Estate

Karen Kay Greer

By: /s/ H. Lynn Greer

H. Lynn Greer, Jr., as attorney in fact for Karen Kaye Greer, an heir of the Estate

Robert Boyd Bogle, IV

By: /s/ June Greer Bogle

June Greer Bogle, as attorney in fact for Robert Boyd Bogle, IV, an heir of the Estate

Herschel Greer Bogle

By: /s/ June Greer Bogle

June Greer Bogle, as attorney in fact for Herschel Greer Bogle, an heir of the Estate

Mary Elizabeth Bogle

By: /s/ June Greer Bogle

June Greer Bogle, as attorney in fact for Mary Elizabeth Bogle, an heir of the Estate

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared **H. Lynn Greer, Jr., Executor**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged upon oath himself to be Executor of the Estate of Mary Martha Bradley Greer and authorized to execute this instrument on behalf of said Estate, the within named bargainor that he executed the foregoing instrument for the purposes therein contained by signing the name of the Estate by himself as Executor.

Witness my hand and official seal at office, on this the 11th day of May, 1995.

Notary Public

My Commission Expires:

THOMAS C. SCOTT
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

My Commission Expires NOV. 20, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared **June Greer Bogle, Executrix**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged upon oath herself to be Executrix of the Estate of Mary Martha Bradley Greer and authorized to execute this instrument on behalf of said Estate, the within named bargainor that she executed the foregoing instrument for the purposes therein contained by signing the name of the Estate by herself as Executrix.

Witness my hand and official seal at office, on this the 11th day of May, 1995.

Notary Public

My Commission Expires:

THOMAS C. SCOTT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires NOV. 20, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 11th day of May, 1995, before me personally appeared **H. Lynn Greer, Jr.**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of **H. Lynn Greer, III** and acknowledged that he executed the same as the free act and deed of **H. Lynn Greer, III.**

Notary Public

My Commission Expires:

THOMAS C. SCOTT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires NOV. 20, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 11th day of May, 1995, before me personally appeared **H. Lynn Greer, Jr.**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of **Mary Kathryn Greer** and acknowledged that he executed the same as the free act and deed of **Mary Kathryn Greer.**

Notary Public

My Commission Expires:_____

THOMAS C. SCOTT NOTARY PUBLIC LARGE STATE OF TENNESSEE

My Commission Expires NOV. 20, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 11th day of May, 1995, before me personally appeared **H. Lynn Greer, Jr.**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of **Bradley Roberts Greer** and acknowledged that he executed the same as the free act and deed of **Bradley Roberts Greer.**

Notary Public

My Commission Expires:_____

THOMAS C. SCOTT NOTARY PUBLIC LARGE STATE OF TENNESSEE

My Commission Expires NOV. 20, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 11th day of May, 1995, before me personally appeared **H. Lynn Greer, Jr.**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of **William Houston Greer** and acknowledged that he executed the same as the free act and deed of **William Houston Greer.**

Notary Public

THOMAS C. SCOTT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:_____

My Commission Expires NOV. 20, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 11th day of May, 1995, before me personally appeared **H. Lynn Greer, Jr.**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of **Karen Kaye Greer** and acknowledged that he executed the same as the free act and deed of **Karen Kaye Greer.**

Notary Public

THOMAS C. SCOTT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:_____

My Commission Expires NOV. 20, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 11th day of May, 1995, before me personally appeared **June Greer Bogle**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of **Robert Boyd Bogle, IV** and acknowledged that he executed the same as the free act and deed of **Robert Boyd Bogle, IV.**

Notary Public

THOMAS C. SCOTT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:_____

My Commission Expires NOV. 20, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 11th day of May, 1995, before me personally appeared **June Greer Bogle**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of **Herschel Greer Bogle** and acknowledged that he executed the same as the free act and deed of **Herschel Greer Bogle.**

Notary Public

My Commission Expires:_____

THOMAS C. SCOTT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires NOV. 20, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 11th day of May, 1995, before me personally appeared **June Greer Bogle**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of **Mary Elizabeth Bogle** and acknowledged that he executed the same as the free act and deed of **Mary Elizabeth Bogle.**

Notary Public

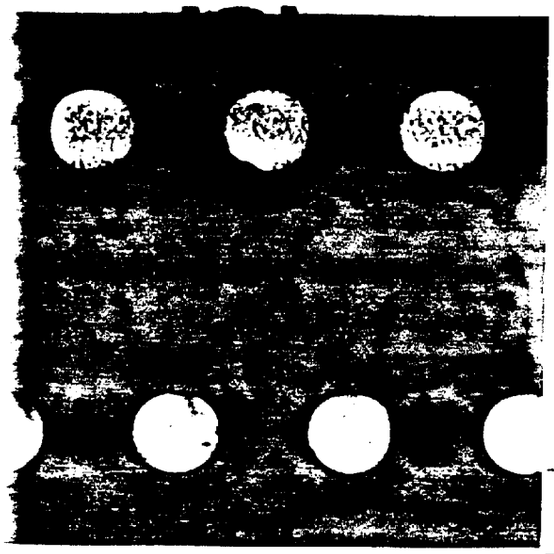
My Commission Expires:_____

THOMAS C. SCOTT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires NOV. 20, 1996

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

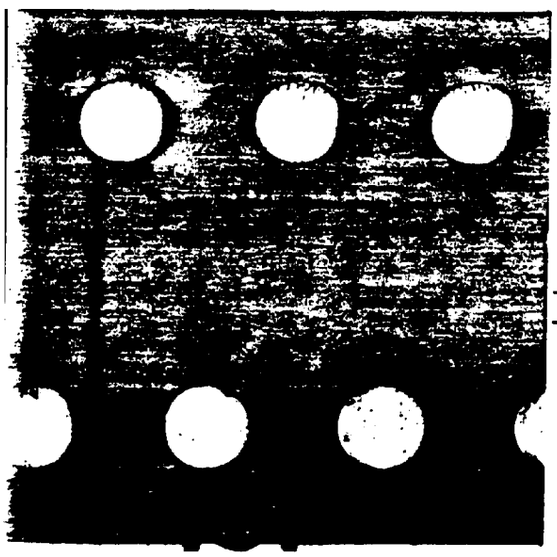
RECEIVED OF _____

FOR _____

BOOK 9673 PG 44

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 51000.00
CON TX 188.70
PRFEE 1.00
WDEED 36.00
TOTAL 225.70
CHECK 225.70

05/16/95 01 12:56 0001 1483

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

61185
IDENTIF. ↑ REFERENCE

95 MAY 16 PM 12:55
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 910849