File Box 9-B

First Title and Escrow Company, Inc.
File #13116

WARRANTY DEED

BOOK 9679 PG 30

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 220
Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
LOUIS ALVAREZ (NAME)	New Owner (NAME)	Map 131-6-C
909 Huntington Circle (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 19
Nashville, TN 37215 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Field Bk 7DA91573

FOR AND IN 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, FRED GOLDNER, M.D. AND WIFE, MARTHA U. GOLDNER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LOUIS ALVAREZ AND WIFE, ANNA LEE ALVAREZ

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 131 on the Plan of Burton Hills Village of Huntington Tract 10, as of record in Plat Book 6250, page 612, amended in Book 6637, page 717, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Fred Goldner, M.D. and wife, Martha U. Goldner and Arthur Lee Goldner, M.D. and wife, Deborah N. Goldner, M.D. by deed from Wedgewood Properties, Inc. of record in Book 7424, page 969, said Register's Office. Arthur Lee Goldner, M.D. has since died, and Deborah Goldner Robin, being one and the same as Deborah N. Goldner, M.D., has subsequently conveyed her interest in said property to Fred Goldner, M.D. and wife, Martha U. Goldner by quitclaim deed of record in Book 8550, page 773, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) 1995 Taxes, which have been prorated and assumed by the Grantees; (2) Restrictions of record in Book 6326, page 588, Book 6517, page 522, amended in Book 6691, page 593, Book 6778, page 536, 6644, page 1, amended in Book 6917, page 724; (3) Dedication of common area of record in Book 6917, page 704; (4) Charter of Incorporation of record in Book 6665, page 12, amended in Book 6921, page 208, Book 6665, page 1, amended in Book 6921, page 210, Book 6517, page 505, amended in Book 6921, page 216, Book, 6517, page 511, amended in Book 6921, page 214, (5) Agreement of record in Book 6470, page 383, Book 6655, page 47, Book 7147, page 411 and in Book 7147, page 416; and (6) All matters appearing on the Plan of record in Plat Book 6250, page 612, amended in Book 6637, page 717, said Register's Office.

unimproved ( )
This is improved (XX) property, known as 909 Huntington Circle, Nashville, TN 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 11th day of May, 19 95

Fred Goldner, M.D.
FRED GOLDNER, M.D.

Martha U. Goldner
MARTHA U. GOLDNER

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 9679 PG 31

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, FRED GOLDNER, M.D. AND WIFE, MARTHA U. GOLDNER with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 11 th day of May, 19 95.

My commission expires 11/20/96 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____ with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

IDENTIF. # REFERENCE 0063168

95 MAY 23 PM 1:32

FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 248,000.00

Anna Lee Alvarez
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF May, 19 95

MY COMMISSION EXPIRES: 1/20/96 (AFFIX SEAL)

Notary Public

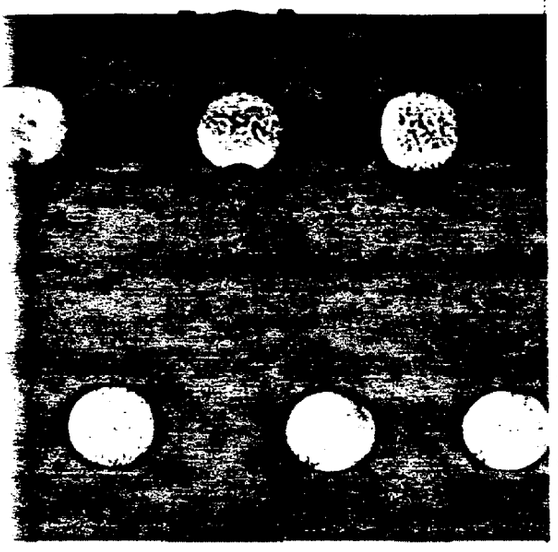
WARRANTY DEED

FROM
FRED GOLDNER, M.D. AND WIFE,
MARTHA U. GOLDNER

TO
LOUIS ALVAREZ AND WIFE, ANNA
LEE ALVAREZ

16999 05/23 0101 CHECK 926.00

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 936
BRENTWOOD, TENNESSEE 37024-0936



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

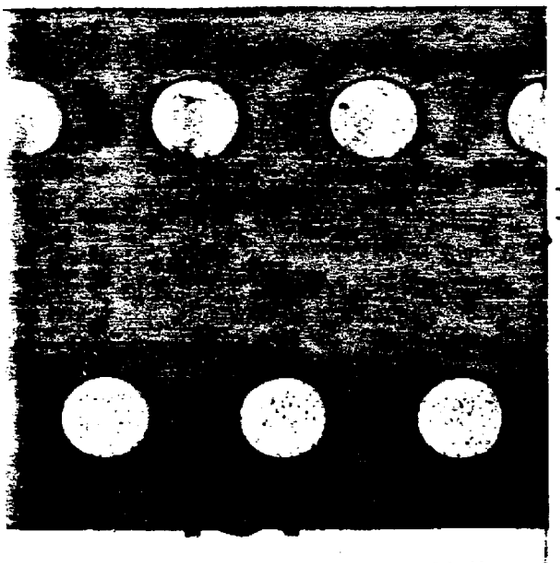
RECEIVED OF _____

FOR _____

BOOK 9679 PG 32

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 248000.00
CON TX 917.60
PRFEE 1.00
WDEED 8.00
TOTAL 926.60
CHECK 926.60

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/23/95 01 13:33 0001 3699

0063168
IDENTIF. & REFERENCE

95 MAY 23 PM 1:32
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 913041