PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

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W & I Ref: (cmw) Title No: 36535
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Gerald G. Woodruff, III Margaret B. Woodruff 124 Clarendon Avenue Nashville, TN 37205	First American National Bank P.O. Box 305048 Nashville, Tennessee 37230-5048

TAX MAP-PARCEL NUMBERS: 161-10-6 BM 6110

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Louis C. Williams, married,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Gerald G. Woodruff, III and spouse, Margaret B. Woodruff,** hereinafter called the **Grantee**, Grantee's heirs 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. 7 and parts of Lot No. 8 on the plan of Deerfield, of record in Book 547, pages 191 and 192, Register's Office for said County.

BEING Lot No. 7 and the easterly part of Lot No. 8 on the Map of Deerfield Subdivision, as of record in Book 547, pages 191 and 192, Register's Office for said County, and more particularly described as follows: Beginning at a point at an iron pin on the westerly margin of Clarendon Avenue, at the common corner of Lots Nos. 1 and 7; thence in a southerly direction along the westerly margin of said Avenue 102.5 feet to an iron pin set at the beginning of a curve; thence around said curve, continuing with the margin of said Avenue, in a southwesterly direction, 151 feet to another iron pin in the northerly margin of said Avenue; thence along the north margin of said Avenue, westerly, 46.35 feet to the southeast corner of a part of said Lot No. 8 conveyed to Charles Runcie Clements, Jr. and wife, by deed of record in Book 1081, page 158, said Register's Office; thence in a northerly direction along the easterly line of said Clements property 203 feet, more o less, to the dividing line between Lots Nos. 8 and 2, which point is 13 feet westerly from the common corner of lots Nos. 7 and 8; thence easterly along the dividing line between Lots Nos. 2 and 8 and Lots Nos. 1 and 7, 127.9 feet to the point of beginning.

BEING the same property conveyed to Louis C. Williams by deed from Hugh E. Tobin and spouse, Nina M. Tobin of record in Book 8806, page 448, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

The property herein conveyed is subject to restrictive covenants of record in Book 736 Page 73, Book 881, page 358 and Book 1081, page 158 said Register's Office, and to the matters set forth in the referenced Plan of record.

Terri G. Williams, the spouse of Louis C. Williams, joins in this conveyance solely to convey any marital interest she may have in subject property.

This is improved property, known as: 124 Clarendon Avenue, Nashville, TN 37205

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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.

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GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 26th day of May, 1995.

Louis C. Williams — Terri G. Williams

State of Tennessee
County of Davidson

On this 26th day of May, 1995, before me the undersigned authority, personally appeared **Louis C. Williams**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY PERKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/96

My Commission Expires: _____ Notary Public

State of Tennessee
County of Davidson

On this 25th day of May, 1995, before me the undersigned authority, personally appeared **Terri G. Williams**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: 1-25-97 — Catherine M. Wood, Notary Public

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 500000.00

Gerald — Affiant

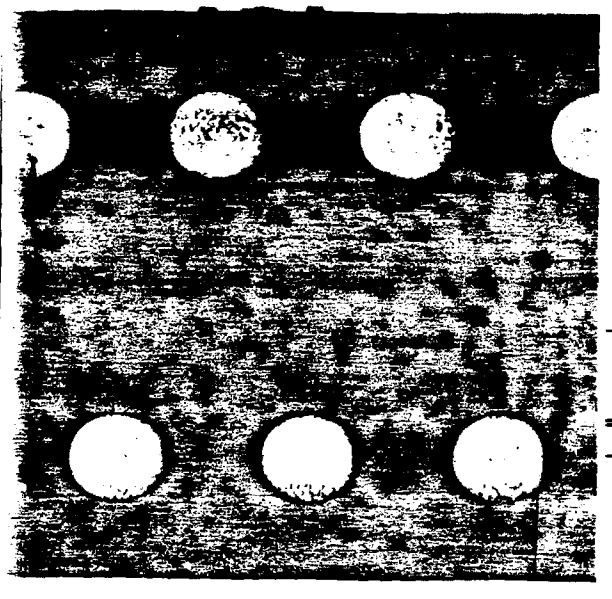
Sworn and subscribed before me on the 26th day of May, 1995.

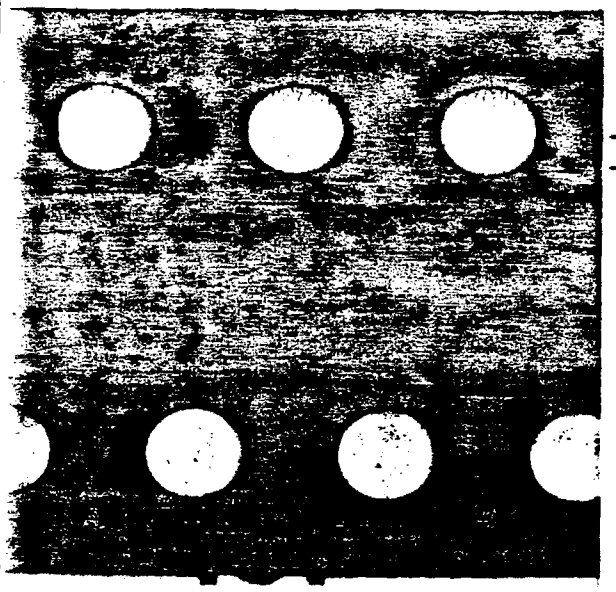
PERCY PERKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/96

My Commission Expires: _____ Notary Public

STATE OF TENNESSEE
$357.00
MAY 30 11:12 AM
REGISTER'S OFFICE

IDENTIFICATION REFERENCE
006495 1





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

	CAMT
	0000.00
CON TX	1850.00
PRFEE	1.00
WDEED	8.00
TOTAL	1859.00
CHECK	1859.00

05/30/95 01 10:59 0001 3592

00649511
IDENTIF. ↑ REFERENCE

95 MAY 30 AM 10:56

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 914918