Box 31
MAA

This Instrument Prepared By:
John M. Brittingham
Harwell Howard Hyne Gabbert & Manner, P.C.
1800 First American Center
315 Deaderick Street
Nashville, Tennessee 37238-1800

BOOK 9689 PG 768

Address New Owner:	Send Tax Bills To:	Map-Parcel Numbers
Mark F. and Emily N. Eberle 867 Curtiswood Lane Nashville, TN 37215	Same	132-06-0 025.00

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION of Ten and No/100 ($10.00) Dollars cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, DOROTHY M. BRITTINGHAM, a widow, the Grantor herein, has bargained and sold and by these presents does transfer and convey unto MARK F. EBERLE and wife, EMILY N. EBERLE, collectively the Grantee herein, their heirs and assigns, a certain tract or parcel of land located in Davidson County, Tennessee, and being more particularly described as follows:

Land in the 7th, formerly the 11th, Civil District of Davidson County, Tennessee, being parts of Lots Nos. 1, 2 and 3 on the Plan of the Mullen Lands, as of record in Minute Book "I", page 103, Chancery Court at Nashville, described according to a survey by H.B. Swann, Jr., Surveyor, September 26, 1953, as follows:

Beginning at a point in the center of Curtiswood Lane or Drive, formerly Glen Leven Road, at the northeast corner of the property conveyed to McDowell Development Company by deed from Anne S. Benedict, of record in Book 2336, page 271, Register's Office for said County; thence with the center of said Curtiswood Lane or Drive, north 17 deg. west 757 feet and northwestwardly 75 feet to the intersection of the center line of Glendale Lane; thence with the center of said Glendale Lane with a curve, westwardly 290 feet; thence south 41 deg. 04' west 39 feet, more or less, to an iron pin on the southerly margin of said Lane, continuing in the same direction 100 feet, in all 139 feet; thence south 22 deg. 34' west 100 feet; thence south 17 deg. 19' west 100 feet; thence south 15 deg. 19' west 100 feet; thence south 14 deg. 35' west 188 feet; thence south 7 deg. 30' west 124.2 feet to the northwest corner of said McDowell Development Company property; thence with their northern boundary line, south 81 deg. 15' east 787.2 feet to the beginning, containing 10 acres, more or less.

Being the same property conveyed to Thomas E. Brittingham, II and wife, Dorothy M. Brittingham by Warranty Deed from Oscar F. Noel, Jr., and wife, Eleanor C.

Noel of record in Book 3571, page 249, Register's Office for Davidson County, Tennessee. Thomas E. Brittingham, II is deceased and Dorothy M. Brittingham has sole interest in the property as his widow.

TO HAVE AND TO HOLD the said tract or parcel of land together with all and singular the easements, appurtenances, heriditaments, estate, title and interest thereto belonging or in anywise appertaining to the said Grantee, their heirs and assigns, in fee simple, forever.

GRANTOR does hereby covenant with the said Grantee that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and that the same is unencumbered except for those matters set forth on Exhibit "B" which is attached hereto and incorporated herein by reference and to which matters this conveyance is expressly made subject.

GRANTOR does further covenant and bind herself, her heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, their heirs and assigns, against the lawful claims of all persons whomsoever except as to those matters set forth on Exhibit "B" attached hereto to which this conveyance is made subject.

Whenever 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 my hand this 1st day of June, 1995.

Dorothy M. Brittingham

DOROTHY M. BRITTINGHAM

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 9689 PG 770

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared DOROTHY M. BRITTINGHAM, the within named bargainor, with whom I am personally acquainted (or who was proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purpose therein contained.

Witness my hand and seal, at office, this 1st day of June, 1995.

Notary Public

My Commission Expires:

5-23-98

AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value for this transfer, whichever is greater, is $1,100,000.00.

AFFIANT

Sworn to and subscribed before me,
this 1st day of June, 1995.

Notary Public
My Commission Expires: 5-23-98

55390-1

EXHIBIT "B"

BOOK 9689 PG 771

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

2. Agreement for Dedication of Easement for Sanitary Sewers, Storm Drainage, Water Mains and Appurtenances of record in Book 6605, page 220, Register's Office for Davidson County, Tennessee.

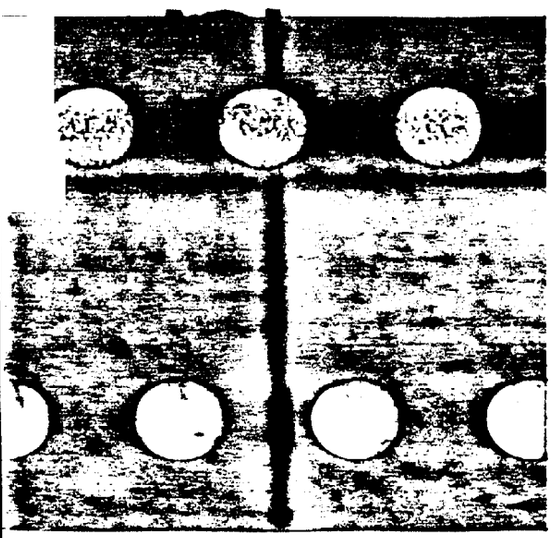
3. Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Book 7569, page 404, said Register's Office.

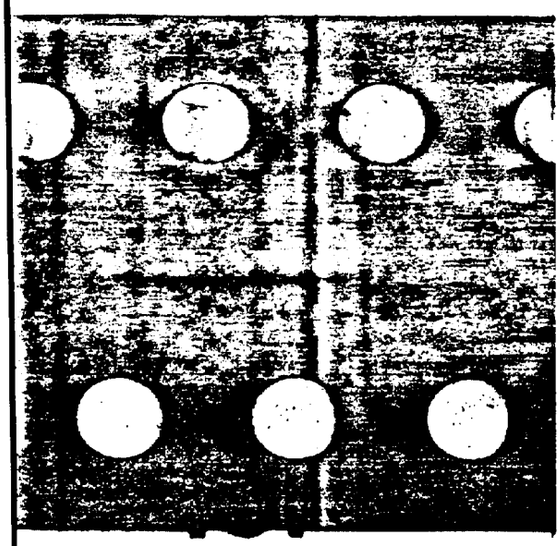
4. Easement for rights-of-ways of Curtiswood Lane or Drive and Glendale Lane lying within boundaries of premises.

0066421
IDENTIF. & REFERENCE

95 JUN -2 PM 2:17
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

7193 06/02 0101 03CHECK 4087.00





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

RECEIVED OF _____

FOR _____

BOOK 9689 PG 772

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
1100000.00
CON TX 4070.00
PRFEE 1.00
WDEED 16.00
TOTAL 4087.00
CHECK 4087.00

06/02/95 01 14:18 0001 7193

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0066421
IDENTIF. # REFERENCE

95 JUN -2 PM 2:17

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 916495