File Box 9-B
First Title and Escrow
Company, Inc.

WARRANTY DEED

BOOK 9727 PG 500

THIS INSTRUMENT PREPARED BY

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

#13219

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
DON L. GAINES (NAME)	NEW OWNER (NAME)	146-5
4943 Tyne Valley Boulevard (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	17
Nashville, Tennessee 37220 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	OH25064

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, JAMES I. EVANS AND WIFE, JANET E. EVANS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DON L. GAINES AND WIFE, SARA GAINES

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. 41 on the Plan of Treemont, as of record in Plat Book 6250, pages 895 thru 897, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to James I. Evans and wife, Janet E. Evans by deed from Robert Lee Whitaker and Glenda Pipkin Whitaker of record in Book 7901, page 925, said Register's Office.

This conveyance is made subject to: (1) 1995 Taxes, which have been prorated and assumed by the Grantees; (2) Restrictions of record in Book 6833, page 594, Book 6833, page 601, amended in Book 8259, page 498; (3) Easements of record in Book 1066, page 274; (4) By-Laws of record in Book 6833, page 620; (5) Charter of record in Book 6833, page 617, and Book 6840, page 509; and (6) All matters appearing on the Plan of record in Plat Book 6250, pages 895 thru 897, said Register's Office.

0077958

95 JUL 11 AM 10:21

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

9889 37/11 0101 03CHECK 3524.00

unimproved ( )
This is improved (X) property, known as 4943 Tyne Valley Boulevard, Nashville, Tennessee 37220

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 6th day of July, 19 95

James I. Evans
JAMES I. EVANS

Janet E. Evans
JANET E. EVANS

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 9727 PG 501

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JAMES I. EVANS AND WIFE, JANET E. EVANS

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 6th day of July, 19 95.

My commission expires 11-28-98 Notary Public Kathleen D. Scott

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 _____

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 950,000.00

Don J. Gaines
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF July, 19 95

MY COMMISSION EXPIRES 11-28-98 Kathleen D. Scott
(AFFIX SEAL) Notary Public

K. D. SCOTT NOTARY PUBLIC DAVIDSON COUNTY

WARRANTY DEED

FROM

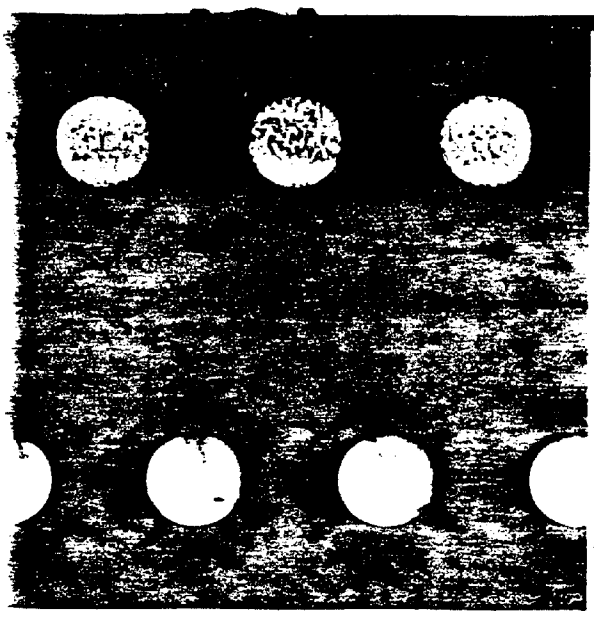
JAMES I. EVANS AND WIFE, JANET E. EVANS

TO

DON L. GAINES AND WIFE, SARA GAINES

PLEASE RETURN TO:

First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

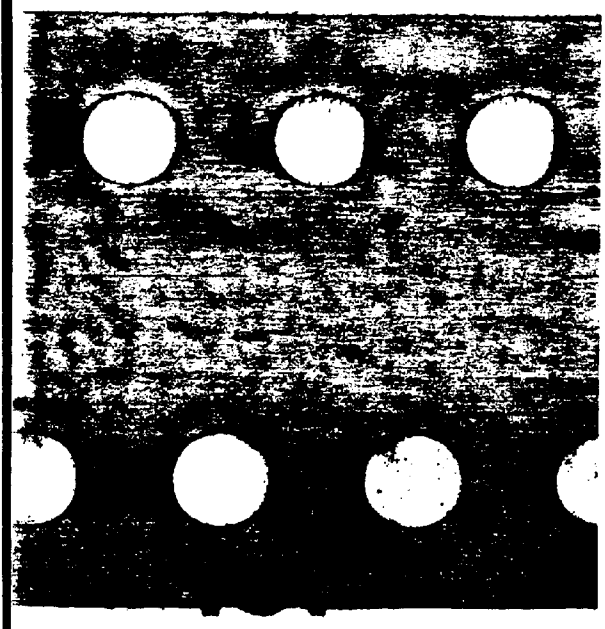
RECEIVED OF _____

FOR _____

BOOK 9727 PG 502

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 950000.00
CON TX 3515.00
PRFEE 1.00
WDEED 8.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 3524.00

CHECK 3524.00

07/11/95 01 10:22 0001 9889

00777958
IDENTIFICATION REFERENCE

95 JUL 11 AM 10:21
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 929016