This instrument was prepared by
Michael E. Spitzer, Attorney at Law
102 North Court Street, P. O. Box 789
Hohenwald, Tennessee 38462

Preparer is not closing agent pursuant to Section 6045 of Internal Revenue Code as amended by the *Tax Reform Act* of 1986.

WARRANTY DEED

BOOK 9773PG430

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby expressly acknowledged, I, JAMES B. SKELTON, by and through my attorney-in-fact, Iva Mae Skelton, have this day bargained and sold, and by these presents do hereby bargain, sell, transfer and convey unto LARRY LEWIS AND WIFE, JOETTE LEWIS, as tenants by the entirety, their heirs and assigns, in fee simple forever, all the right, title, claim and interest I have in and unto the following-described real property:

Land in Davidson County, Tennessee, being Lot No. 9 on the subdivision of a portion of the Charles C. Bonds and wife's property as of record in Book 4694 at page 151, Register's Office for Davidson County, Tennessee, and located in the 31st Councilmanic District of Davidson County, Tennessee, and more fully described according to survey made by McConnell Engineering, dated April 15, 1978, as follows:

Beginning at an iron pin situated in the northerly margin of Battle Road; said iron pin being also the common corner of Tracts No. 8 and No. 9 on the aforementioned plat by McConnell Engineering; thence leaving said margin of Battle Road and along the line of Tracts No. 8 and No. 9 north 02 degrees 14 minutes 21 seconds west 670.67 feet to an iron pin in the southerly line of Tract No. 10; thence with said southerly line of Tract No. 10 south 85 degrees 21 minutes 51 seconds east 246.14 feet to an iron pin in and situated in the westerly margin of Battle Road; thence with the said westerly margin of Battle Road south 04 degrees 38 minutes 09 seconds west 339.63 feet to a point; thence south 05 degrees 11 minutes 39 seconds west 212.53 feet to a point; thence around a curve to the right, having a radius of 107.12 feet a distance of 154.36 feet to a point; thence south 87 degrees 45 minutes 39 seconds west 70.00 feet to the point of beginning, containing 3.00 acres more or less.

Being the same property that was conveyed to James B. Skelton by deed of Robert W. Harvey et ux., dated July 20, 1994, of record in Book 9420 at page 526, Register's Office of Davidson County, Tennessee.

This property is subject to restrictive covenants of record in Book 5438 at page 270, Register's Office of Davidson County, Tennessee.

This property is subject to restrictions, conditions and easements as shown on the Plan of record in Book 4694 at page 151, Register's Office of Davidson County, Tennessee.

The said James B. Skelton has made, constituted and appointed Iva Mae Skelton as his lawful attorney-in-fact to sell the hereinabove described lands, as evidenced by power of attorney, dated August 16, 1989, of record in Book 9420 at page 524, Register's Office of Davidson County, Tennessee.

This property is known as Map 188, Parcel 17. BOOK 9773 PG 431

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging unto the said Larry Lewis and wife, Joette Lewis, as tenants by the entirety, their heirs and assigns, in fee simple forever.

I DO COVENANT with the said Larry Lewis and wife, Joette Lewis, their heirs and assigns, that I am lawfully seized and possessed of the realty in fee simple; that the same is unencumbered, and I have a good and perfect right to convey the same.

I DO FURTHER COVENANT and bind myself, my legal and personal representatives, to forever warrant and defend the title to the above-described property unto the said Larry Lewis and wife, Joette Lewis, their heirs and assigns, against the lawful claims of all persons whomsoever.

Witness my hand on this the 15th day of August, 1995.

James B. Skelton
JAMES B. SKELTON, by attorney-in-fact, Iva Mae Skelton

STATE OF TENNESSEE
COUNTY OF LEWIS

On this the 17th day of August, 1995, before me personally appeared Iva Mae Skelton, 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 JAMES B. SKELTON, and she acknowledged that she executed the same as the free act and deed of the said James B. Skelton.

Witness my hand and official seal at Hohenwald, Tennessee, on this the 17th day of August, 1995.

Judy A. Reeves
NOTARY PUBLIC

My commission expires 9-24-96.

****

I or we hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater, is $ 37,700.00, which amount is equal to or greater than the amount which the property or interest in property transferred would command at a fair and voluntary sale.

Larry D Lewis
AFFIANT

Subscribed and sworn to before me on this 25th day of August, 1995.

L Chandler Deputy Register
~~NOTARY PUBLIC~~ \ ~~REGISTER~~

~~My commission expires~~ _____.

****

PERSON(S) OR ENTITY RESPONSIBLE FOR PAYMENT OF TAXES:

Larry & Joette Lewis
2900 Moss Spring Drive
Antioch, TN 37013

BOOK 9773 PG 432

NAME AND ADDRESS OF PROPERTY OWNER(S): Same as above

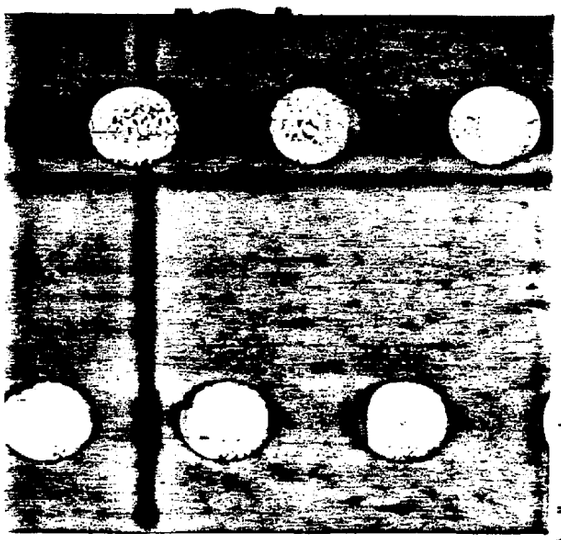
00093173

IDENTIF. & REFERENCE

95 AUG 25 PM 12:12

REGISTER
DAVIDSON COUNTY, TN.

PICK-UP



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

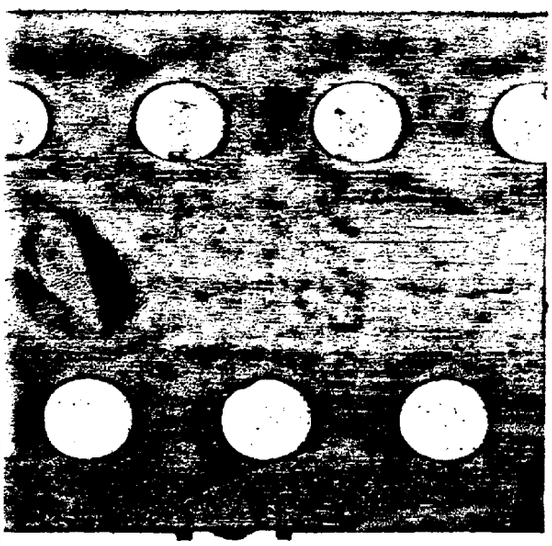
RECEIVED OF _____

FOR _____

BOOK 9773 PG 433

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 39700.00
CON TX 146.89
PRFEE 1.00
WDEED 12.00
CK # 159.89
CHECK 159.89

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/25/95 01 12:13 0001 6507

00093173
IDENTIF. # REFERENCE

95 AUG 25 PM 12: 12

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

No. 945444