BOOK 9844 PG 484

THIS INSTRUMENT PREPARED BY:
Ronald G. Turner, Attorney at Law
Suite 350
2021 Richard Jones Road
Nashville, Tennessee 37215-2874

WARRANTY DEED

Name & Address of Property Owner:	Name & Address of Entity Responsible for Payment of Real Property Taxes:	Map-Parcel No.
Robert R. Titley 900 Division Street Nashville, Tennessee 37203	Same	93-14 572

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Walter L. Timmons, Jr., ("Grantor"), has bargained and sold, and by these presents does transfer and convey unto Robert R. Titley ("Grantee"), Grantee's heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described in Exhibit "A" which is attached hereto and incorporated herein by reference (the "Property").

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to said Grantee, Grantee's heirs, successors and assigns, forever.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

3032 10/31 0101 03CHECK 1437.50

The actual consideration or fair market value, whichever is greater, for this transfer is $385,000.00.

AFFIANT

Subscribed and sworn to before me this the 31st day of October, 1995.

NOTARY PUBLIC

My Commission expires: 7-24-99.

This is improved property located at 900 Division Street, Nashville, Tennessee 37203.

And Grantor covenants with Grantee that the Property is free from all encumbrances made or suffered by Grantor, except (i) real estate taxes for 1995, which have been prorated between Grantor and Grantee as of this date, (ii) restrictions containted in Warranty Deed of record in Book 4736, Page 57, and Book 4220, Page 423, said Register's Office, (iii) all matters shown on the Plan of record in Book 4595, Page 156, said Register's Office, and (iv) easement as set out in Book 4659, Page 7, said Register's Office.

And Grantor does further covenant and bind himself, to warrant and forever defend the title to the Property to said Grantee, his heirs, successors and assigns against the lawful claims of all persons claiming by or through Grantor but not otherwise.

Joanne L. Timmons, the spouse of Grantor, joins herein solely for the purpose of quitclaiming and conveying to said Grantee any and all rights, title and interests she may have in the property whether arising by virtue of marriage or otherwise.

IN WITNESS WHEREOF, Grantor has caused this Deed to be executed this 31ST day of October, 1995.

WALTER L. TIMMONS, JR.

JOANNE L. TIMMONS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Donald G. Turner of said County, Walter L. Timmons, Jr. and Joanne L. Timmons, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 31st day of October, 1995.

NOTARY PUBLIC

My Commission expires: 7-24-99.

EXHIBIT "A"

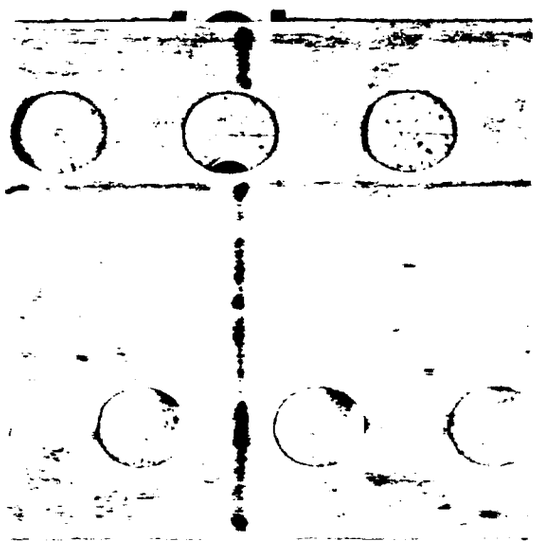
Being Lot No. 1 on the Plan of Section Sixty-Eight, Edgehill Estates, of record in Book 4595, Page 156, Register's Office for Davidson County, Tennessee.

Beginning at an iron pin in the northwesterly margin of 9th Avenue South, as relocated; thence with the margin of said Avenue around a curve to the right with a radius of 325 feet, a distance of 120 feet to a concrete monument at the beginning of a curve; thence around said curve to the right with a radius of 25 feet, a distance of 39.48 feet to an iron pin in the northeast margin of Division Street; thence with the margin of said street, North 49° 28' 15" West, 95 feet to a concrete monument at the beginning of a curve; thence around said curve to the right, with a radius of 20 feet, a distance of 31.42 feet to a concrete monument in the southeasterly margin of Alley 231; thence with the margin of said alley, North 40° 31' 45" East, 2.5 feet to an iron pin at the beginning of a curve; thence around said curve to the left and with the margin of said alley, Northerly 69.87 feet to an iron pin; thence leaving said alley, South 71° 06' 34" East, 140 feet to the point of beginning.

Being the same property conveyed to Walter L. Timmons, Jr. by Deed from 900 Division Venture of record in Book 7681, Page 679, Register's Office for Davidson County, Tennessee.

0118021
RECEIVED FOR REFERENCE
95 OCT 31 PM 3:46
FELIX ZOLLICOFFER REGISTER
DAVIDSON COUNTY, TN.
41L ENV.

S0624/01





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

RECEIVED OF _____

FOR _____

BOOK 9844 PG 487

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 385000.00
CON TX 1424.50
PRFEE 1.00
WDEED 12.00
TOTAL 1437.50
CHECK 1437.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/31/95 01 15:48 0001 3032

95 OCT 31 PM 3:46
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0118021
IDENTIFICATION REFERENCE

No. 971678