BOX 50-B

BOOK 9896PG155

W A R R A N T Y D E E D

This Indenture made this 19th day of December, 1995 between Greater Middle Tennessee Development Partnership*, as GRANTOR, and Calvin DEWITT DUNHAM, JR. AND JAMIE D. DUNHAM D/B/A CAPSTONE CONSTRUCTION, AS GRANTEE

W I T N E S S E T H, That said Grantor, for and in consideration of the sum of TEN AND 00/100'S ($10.00) Dollars and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the grantee and grantee's heirs forever the following described land located in the County of Davidson, State of Tennessee, to-wit:

Being Lot No. 14 on the Plan of Still Springs Hollow Section 1, Phase 1, as shown on plat of record in Plat Book 7900, page 135, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

Being part of the same property conveyed to Greater Middle Tennessee Development Partnership by deed from Claudia B. Davis, Carey G. Davis, Philip L. Davis, and Philip L. Davis, Jr. of record in Book 7907, page 635, Register's Office for Davidson County, Tennessee.

Subject to any and all restrictive covenants of record in the Register's Office for Davidson County, Tennessee.

Subject to easements and setback lines of record in Plat Book 7900, page 135, Register's Office for Davidson County, Tennessee.

*GREATER MIDDLE TENNESSEE DEVELOPMENT PARTNERSHIP is a Tennessee General Partnership composed of Oakland Investments, LTD a Delaware Corporation, and Trianon Developments, LTD, a Delaware Corporation. This instrument is executed by Trianon Developments Ltd. in its capacity as Managing General partner of said partnership.

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, their heirs and assigns, forever; and we do covenant with the said Grantee that we are lawfully seized and posessed 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 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. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has hereunto set grantor's hand and seal this day and year first above written.

WITNESSES

Greater Middle Tennessee Development Partnership by Trianon Developments. LTD, Managing General Partner

_____

_____

Fred Stevenhagen, Secretary

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Fred Stevenhagen, Secretary, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath acknowledged himself to be the Secretary of the Trianon Developments LTD., and that he as such Secretary executed the foregoing instrument for the purpose therein contained by signing the name of the Corporation by himself as Secretary.

Witness my hand and official seal this 19th day of December, 1995.

Notary Public

My Commission expires: 5/23/98

Address of New Owner:
Calvin Dunham
4110 Iroquois Ave.
Nashville, TN 37205

Send Tax Bills to:
Same

Map & Parcel No.
128-16A-5

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $28000.

Affiant

Subscribed and sworn to before me this 18th day of December, 1995.

Notary Public

My Commission Expires: June 20, 1996

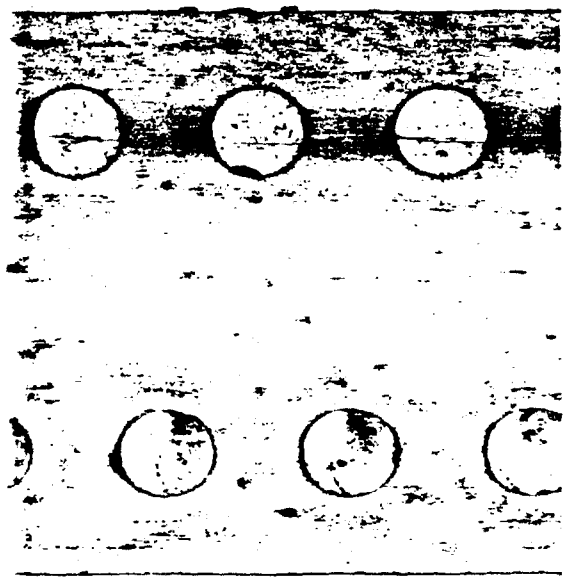
R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

THIS INSTRUMENT PREPARED BY:
Equity Search, Inc.
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Nashville, Tennessee 37212

95 DEC 21 11:01:47

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OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

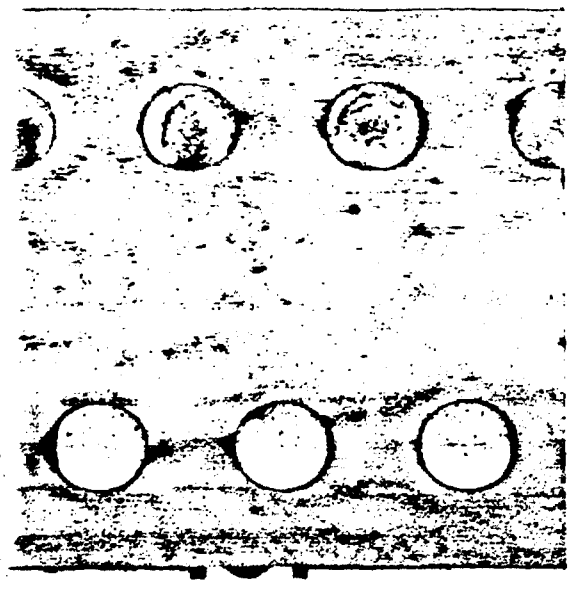
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FOR _____

BOOK 9896 PG 157

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	28000.00
CON TX	103.60
PRFEE	1.00
WDEED	9.00
	112.60
CHECK	112.60

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/21/95 01 13:48 0001 0804

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IDENTIFICATION REFERENCE

95 DEC 21 PM 1:47

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN.

No. 989212