First Title & Escrow Co., Inc
Box #9B

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

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

BOOK 9934 PG 777

#13602

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
FRANK R. DRURY (NAME)	NATIONSBANC MORTGAGE CORPORATION (NAME)	130-11
906 Lynnwood Boulevard (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 353 (STREET ADDRESS)	51
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	Louisville, Kentucky 40201-0353 (CITY) (STATE) (ZIP)	7DA50590

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, GEORGE SUMMERTOWN BRYAN AND WIFE, DEBORAH J. SHEFFIELD BRYAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO FRANK R. DRURY, unmarried

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 the 7th, formerly the 11th Civil District of Davidson County, Tennessee, being part of Lot No. 13 on the Plan of Carter & King Lands, as of record in Book 57, page 99, Register's Office for said County, being Lot No. 21 of Block "A" on the unrecorded subdivision of Tyne Meade, Section No. 2, described according to a survey made by Z.J. Wilkinson, Surveyor, as follows:

Beginning on the easterly margin of Lynnwood Boulevard at the corner of Lots Nos. 20 and 21; thence with said Boulevard, southwardly 100 feet to the corner of Lots No. 21 and 22; thence with the line between said two lots eastwardly 250 feet; thence at right angles northwardly 100 feet to the corner of Lots No. 20 and 21; thence with the line between said two lots westwardly 250 feet to the beginning.

Being the same property conveyed to George Summertown Bryan by deed from Jerry L. Bowker and wife, Pamela G. Bowker of record in Book 6511, page 873, said Register's Office. Said property being vested in George Summertown Bryan and Deborah J. Sheffield by quitclaim deed of record in Book 9028, page 113, said Register's Office. The said George Summertown Bryan and Deborah J. Sheffield having since married. Deborah J. Sheffield now being known as Deborah J. Sheffield Bryan.

This conveyance is made subject to: (1) 1996 Taxes, which have been prorated and assumed by the Grantee; and (2) All matters appearing on the Plan of record in Plat Book 57, page 99, said Register's Office.

96 FEB -1 AM 11:52
FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE 0146178

unimproved ( )
This is improved (XX) property, known as 906 Lynnwood Boulevard, Nashville, Tennessee 37205

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 26th day of January, 19 96

George Summertown Bryan — Deborah J. Sheffield Bryan

GEORGE SUMMERTOWN BRYAN — DEBORAH J. SHEFFIELD BRYAN

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 9934 PG 778

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, GEORGE SUMMERTOWN BRYAN AND WIFE, DEBORAH J. SHEFFIELD BRYAN 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 26th day of January, 19 96.

My commission expires 11/26/96 Notary Public

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 _____

3512 02/01 0101 03CHECK 741.60

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 198,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF January, 19 96.

MY COMMISSION EXPIRES: 11/26/96 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM GEORGE SUMMERTOWN BRYAN AND WIFE, DEBORAH J. SHEFFIELD BRYAN

TO FRANK R. DRURY

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 9934 PG 779

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 198000.00
CON TX 732.60
PRFEE 1.00
WDEED 8.00
TOTAL ~~741.60~~
CHECK ~~741.60~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/01/96 01 11:54 0001 3512

96 FEB -1 AM 11:52
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0146178
IDENTIF. & REFERENCE

No. 1001754