THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE) P.A.T. 9993 PG 574
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 46,000.00

Richard W. Perry
Affiant

Subscribed and sworn to before me, this 22nd day of March 1996

Notary Public

My Commission Expires: 11 22 97

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
RICHARD W. PERRY 618 Fatherland Street Nashville, Tennessee 37206	Richard W. Perry 2824 Alhambra Circle Nashville, TN 37207	MAP 82-16 PARCEL 232

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of FORTY SIX THOUSAND AND NO/100---------- ---------- ($ 46,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged, we, ELMER FICK AND JAMES FRISINA, BOTH MARRIED hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto RICHARD W. PERRY, MARRIED hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 10 on the Plan of Williams Addition to Edgefield, now East Nashville, as of record in Book 21, page 45, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Elmer Fick and James Frisina by Deed from Jodi Oats Hermey, unmarried, of record in Book 9586, page 729, Register's Office for Davidson County, Tennessee.

LYNN FICK , spouse of Elmer Fick and SUZANNE P. FRISINA, spouse of James Frisina, join in this conveyance to convey any interest they may have in subject property, particularly any marital interest.

This is improved property known as 618 Fatherland Street, Nashville, Tennessee 37206

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, his heirs and assigns, forever.

GRANTOR s COVENANT with the said GRANTEE that they are lawfully seized and possessed of said land in fee simple, have good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of Williams Addition to Edgefield of record in Book 21, page 45, Register's Office for Davidson County, Tennessee.

GRANTOR_s FURTHER COVENANT___ and bind___ themselves, their heirs and representatives to warrant and forever defend the title to the said GRANTEE___, his heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 22nd day of March, 19 96.

ELMER FICK

JAMES FRISINA

Lynn Fick

Suzanne P. Frisina

MITCHELL A. WATTS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ELMER FICK AND JAMES FRISINA and LYNN FICK and SUZANNE P. FRISINA, the bargainor_s___, 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 and official seal this 22nd day of March, 19 96.

My Commission Expires: November 22, 1997

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____oath___ acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal this _____day of _____, 19 ____.

My Commission Expires: _____

Notary Public

0164747
IDENTIF. ↑ REFERENCE

96 MAR 28 AM 9:30
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

3450 03/28/96 0101 03CHECK 179.20



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9993 PG 576

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 46000.00
				CON TX 170.20
				PRFEE 1.00
				MDEED 8.00
				TOTAL 179.20
				CHECK 179.20
			03/28/96 01	09:33 0001 3430

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0164747
IDENTIF. ↑ REFERENCE

96 MAR 28 AM 9:30

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1021447