26E

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
ACU1, LLC P.O. Box 210349 Nashville, TN 37221	NEW OWNER	Map 071-110 Parcel 107.00

This instrument prepared by: Robert J. Notestine III, Attorney
104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205

BOOK 10063 PG 115

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, Kim L. Rounion, Trustee with full power to sell and convey (The "Grantor") have bargained and sold, and by these presents do transfer and convey unto ACU1, LLC, a Tennessee Limited Liability Corporation (the "Grantee"), Grantee's successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Being Lot No. 250 on the map of Williams' Addition to Edgefield, now East Nashville, as of record in Book 21, Page 60, Register's Office for said County.

Said Lot No. 250 fronts 50 feet on the southerly side of Shelby Avenue and runs back between parallel lines 175 feet to an alley.

Being the same property conveyed to Kim L. Rounion, Trustee by Warranty Deed from Michael L. Singleton of record in Book _____, Page _____, Register's Office for Davidson County, Tennessee.

This description was the same as was used in the last deed of record.

This conveyance is subject to taxes for the year 1996 and subsequent years, easements and restrictive covenants of record.

This is improved property commonly known as 810 Shelby Avenue, Nashville, Tennessee 37206.

The property herein is specifically conveyed subject to the right of Dayton Smith, brother of Jennie Smith House, to occupy such property as his residence without cost at any time during his natural life upon thirty days written notice to grantee herein, which right is specifically reserved by grantor.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $19,000.00.

Affiant

Subscribed and sworn to before me this 24th day of May, 1996.

Notary Public

My Commission Expires 1-24-98

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

And Grantor does covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind herself, her successors and assigns, to warrant and forever defend the title to the Property to the said Grantee, its successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor have caused this Deed to be executed this 24th day of May, 1996.

Kim L. Rounion, Trustee

Kim L. Rounion, Trustee
with full power to sell and convey
without joinder of any beneficiary

6049 05/28 0101 03CHECK 79.30

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 **Kim L. Rounion, Trustee,** the bargainor with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 24th day of May, 1996.

NOTARY PUBLIC

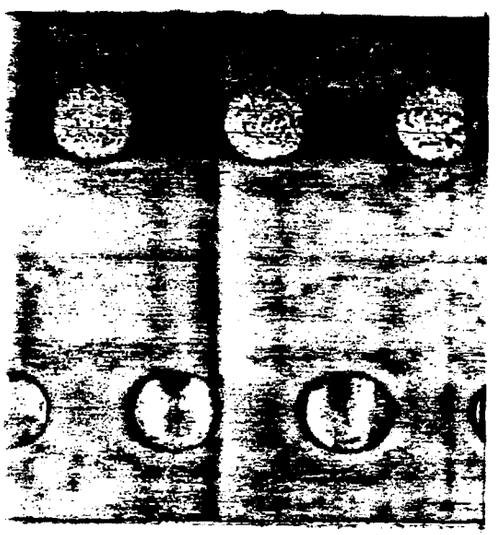
My Commission Expires: 1-24-98

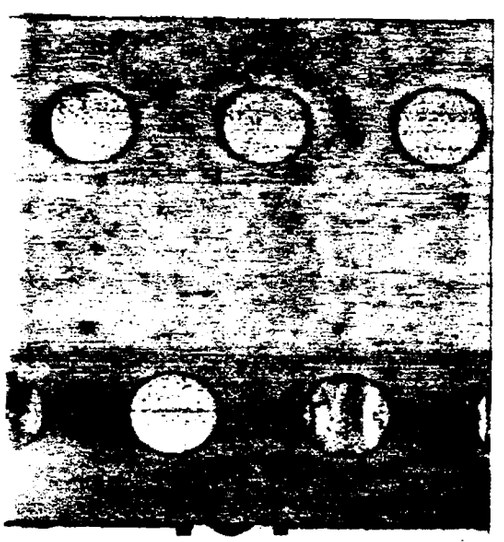
IDENTIF. / REFERENCE 0115849

96 MAY 28 PM 3:23

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

[redacted]





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

RECEIVED OF _____

FOR _____

BOOK 10063 PG 117

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	19000.00
CON TX	70.30
PRFEE	1.00
WDEED	8.00
TOTAL	79.30
CHECK	79.30

05/28/96 01 15:26 0001 6049

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0185849
IDENTIF. ↑ REFERENCE

96 MAY 28 PM 3:23
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1043966