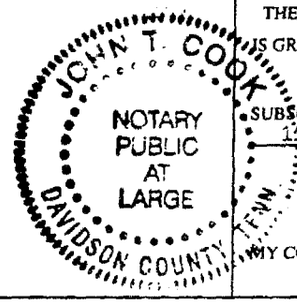
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF July 19 96

Notary Public

MY COMMISSION EXPIRES: July 26, 1997
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JOHN T. COOK, P.C., 2927 BERRY HILL DRIVE, NASHVILLE, TN 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CABOT CAMERON	SAME	MAP 83-9
(NAME)	(NAME)	
P.O. Box 58118		PARCEL 183
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, LARRY JOHNSON AND WAYNE VINCENT, BOTH UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CABOT CAMERON

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

SEE ATTACHED EXHIBIT "A" FOR COMPLETE LEGAL DESCRIPTION

BEING the same property conveyed to Larry Johnson, by Deed from Metropolitan Development and Housing Agency, of record in Book 9604, Page 467, Register's Office for Davidson County, Tennessee. The said Larry Johnson having quitclaimed to Larry Johnson and Wayne Vincent, as Joint Tenants with Right of Survivorship in Book 10011, page 953, Register's Office of Davidson County, Tennessee.

THIS conveyance is subject to restrictive covenants of record in Book 8421, Page 685, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

THIS instrument is being executed in behalf of LARRY E. JOHNSON pursuant to a Power of Attorney executed by same on the April 9, 1996, of record in Book 10010, page 689, said Register's Office.

unimproved ( )
This is improved (X) property, known as 109 South 11th Street, Nashville, TN 37206
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their 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 and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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.

Witness our hand s this 12th day of July 19 96

Larry Johnson
LARRY JOHNSON

Wayne Vincent
WAYNE VINCENT

BY: Wayne Vincent
WAYNE VINCENT, ATTORNEY IN FACT

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19_____ .

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF

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(s) 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 at office at _____on this the _____ day of _____ 19_____ .

My commission expires _____

_____
Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 12th day of July, 1996, before me personally appeared WAYNE VINCENT to me known to be the person who executed the foregoing instrument in behalf of LARRY JOHNSON and acknowledged that he executed the same as the free act and deed of said LARRY JOHNSON.

Witness my hand and official seal at Nashville, Tennessee.

_____
Notary Public

JOHN T. COOK
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission expires: 7/24/97

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 WAYNE VINCENT, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office at Nashville, Tennessee, this 12th, day of July, 1996.

_____
Notary Public

JOHN T. COOK
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires: 7/24/97

EXHIBIT "A"

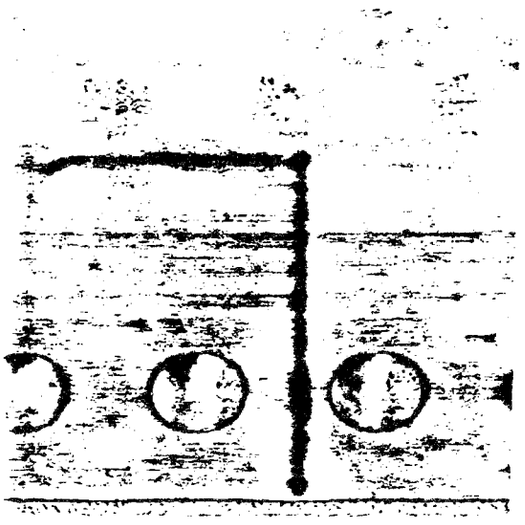
TRACT I:
Land in Davidson County, Tennessee, being the southerly 43 feet front and 38 feet rear of Lot No. 5 on the Plan of J. B. Armstrong's Subdivision of Lot Nos. 12, 13 and 14 of the East Edgefield Addition, as of record in Book 57, page 110, said Register's Office.

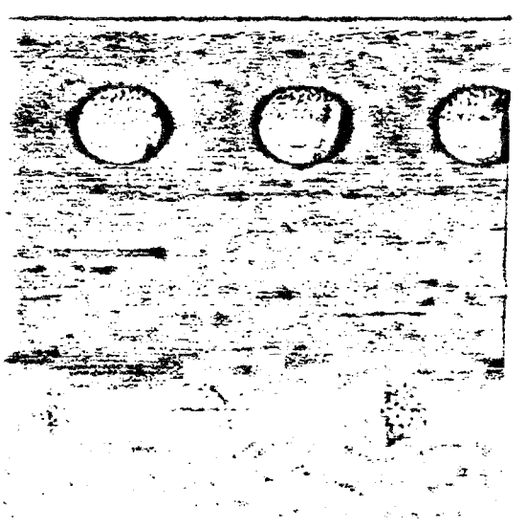
Said part of Lot No. 5 fronts 43 feet on the easterly side of South Eleventh Street, formerly Smith Avenue, and runs back 140 feet, more or less, on the northerly line and 140 feet on the southerly line, with the northerly margin of an alley to an alley in the rear, measuring 38 feet on said rear line.

TRACT II:
Land in Davidson County, Tennessee, being parts of Lot Nos. 4 and 5 in J. B. Armstrong's Subdivision of Lot Nos. 12, 13 and 14 in the East Edgefield Plan of Lots, of record in Book 57, page 110, said Register's Office.

Beginning at a point in the east margin of 11th Street, which point is 43 feet north of the north margin of an alley between Woodland and Holly Streets at the intersection of said alley with said 11th Street; and running thence northerly with the east margin of said 11th Street, 43 feet to a point; thence easterly 142 feet, more or less, to a point in the west margin of a 10 foot alley, which point is 71.5 feet north of the intersection of said 10 foot alley with the first mentioned alley; thence southerly with the west margin of said 10 foot alley 33.5 feet; thence westerly in a direct line 141.5 feet, more or less, to the point of beginning.

020504.9
RECEIVED FOR REFERENCE
96 JUL 18 PM 1:16
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.
5818 07/18 0101 03CHECK 272.00





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

RECEIVED OF _____

FOR _____

BOOK 10125 PG 447

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 70000.00
CON TX 259.00
PRFEE 1.00
WDEED 12.00
TOTAL 272.00
CHECK 272.00

07/18/96 01 13:19 0001 6818

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0205049
IDENTIFICATION REFERENCE

96 JUL 18 PM 1:16

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1064468