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This instrument prepared by
JOE VAULX CROCKETT, III, ESQ.
Suite 1050 American Center
3100 West End Avenue
Nashville, Tennessee 37203

Address New Owner:	Send Tax Bills To:	Map/Parcel No.
James W. Ward, Jr. Susanne J. Ward 101 Brook Hollow Road Nashville, Tennessee 37205	First American National Bank First American Center Nashville, TN 37237	129-08/002

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, WILLIAM MARK LYLE ANDREWS, unmarried ("GRANTOR") has bargained and sold, and by these presents does transfer and convey unto JAMES W. WARD, JR. and wife, Susanne J. WARD ("GRANTEES"), their successors, heirs and assigns, certain real estate in Nashville, Davidson County, Tennessee, together with all right, title and interest of GRANTOR in and to any easements and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property"), said real estate being described as follows:

LAND, in Davidson County, Tennessee, being part of Lot No. 55 on the plan of Section I, West Meade Farms, Inc., of record in Book 1424, page 47, Register's Office for Davidson County, Tennessee, and described as follows:

Beginning at a point in the northerly margin of Harding Road, the common corner of Lots 55 and 56; thence with the line between said lots, northwesterly 564.3 feet to the southerly line of Lot 54; thence with the line of lot 54, northeasterly 243.6 feet to the westerly margin of Brook Hollow Road; thence with the margin of said Road, southeastwardly 562.3 feet more or less to a point in the northerly margin of Harding Road; thence with the margin of said Road, southwestwardly 243 feet more or less to the point of beginning.

BEING the same property conveyed to GRANTOR by deed of record in Book 9574, page 367, Register's Office for Davidson County, Tennessee.

This is improved property located at 101 Brook Hollow Road, Nashville, Davidson County, Tennessee 37205.

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following exceptions, limitations, restrictions, encumbrances:

1. Taxes for the current year which have been prorated and will be paid by GRANTEE.

2. All matters shown on the plat of record in Book 1424, page 47, said Register's Office.

TO HAVE AND TO HOLD the Property, together with all appurtenances, estate, title and interest thereto belonging to GRANTEES, their successors, heirs, and assigns, forever.

GRANTOR further covenants and binds itself, its heirs, successors, representatives, and assigns to warrant and forever defend the title to the Property to GRANTEES, their successors, heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 29th day of July, 1996.

William Mark Lyle Andrews

William Mark Lyle Andrews

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 WILLIAM MARK LYLE ANDREWS, the bargainor, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at office in Nashville, Tennessee, this the 29th day of July, 1996.

Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

My Commission Expires: _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $359,900.00.

James W Marsh

Affiant

Subscribed and sworn to before me, this the 29th day of July, 1996.

Notary Public
My Commission Expires: _____

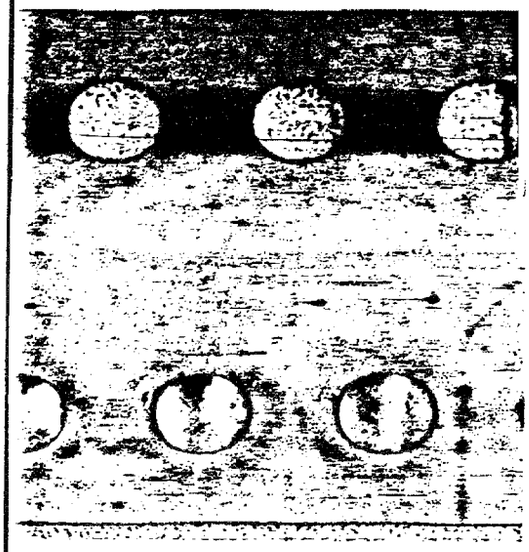
PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

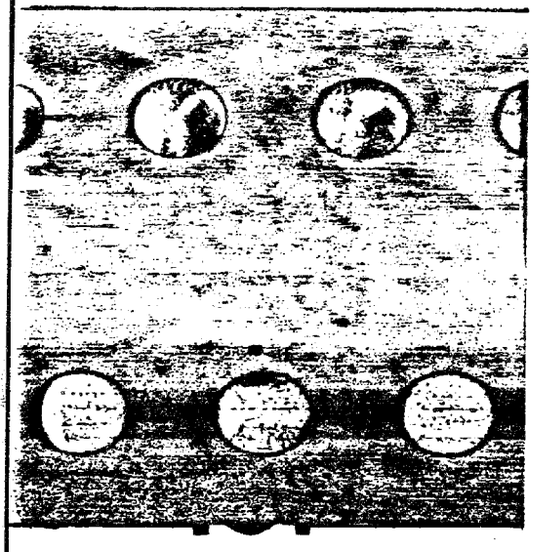
0209857
IDENTIF. ↑ REFERENCE

96 AUG -1 PM 1:59
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

1992 08/01 0101 03CHECK 1340.6

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OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10141 PG 550

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
				359900.00
				CON TX 1331.63
				PRFEE 1.00
				WDEED 8.00
				TOTAL 1340.63
				CHECK 1340.63
08/01/96	01			14:03 0001 1992

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0209857 IDENTIF. ↑ REFERENCE

96 AUG -1 PM 1:59

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1069575