BOOK 10352 PG 541

THIS INSTRUMENT PREPARED BY:

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

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 61,000.00

Affiant

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

Subscribed and sworn to before me, this 14th day of February 1997

Notary Public

My Commission Expires: 11-22-97

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
PAUL ALLEN BRICKLES 1404 Preston Drive Nashville, Tennessee 37206	PACIFIC SOUTHWEST BANK 4144 N. Central Expressway #160 Dallas, Texas 75204	MAP 83-4 PARCEL 12

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of SIXTY ONE THOUSAND AND NO/100---------- ($ 61,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, we, DANIEL B. LEA AND WIFE, ANDREA J. LEA hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto PAUL ALLEN BRICKLES AND WIFE, PETRA M. BRICKLES 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:

BEING the southerly 39.72 feet front and 39.18 feet rear of Lot No. 20 and the northerly 50.28 feet front and 50.82 feet rear of Lot No. 21 on the Map of Part 4, Porter Heights, of record in Book 1424, page 103, Register's Office for Davidson County, Tennessee.

SAID parts of said Lots adjoin and front together 90.0 feet on the westerly side of Preston Drive and run back between parallel lines 200.0 feet to a dead line in the rear on which they measure 90.0 feet thereon.

BEING the same property conveyed to Daniel B. Lea and wife, Andrea J. Lea, by deed from Herbert Carter Waller and wife, Lillie Belle Waller, of record in Book 5454, page 652, Register's Office for Davidson County, Tennessee.

This is improved property known as 1404 Preston Drive, 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 GRANTEEs, their heirs and assigns, forever.

GRANTORs COVENANT with the said GRANTEEs 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 Map 4, Porter Heights of record in Book 1424, page 103, 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 s, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 14th day of February, 19 97.

Daniel B. Lea
DANIEL B. LEA

Andrea J. Lea
ANDREA J. LEA

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 DANIEL B. LEA AND WIFE, ANDREA J. LEA, 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 14th day of February, 1997.

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____.

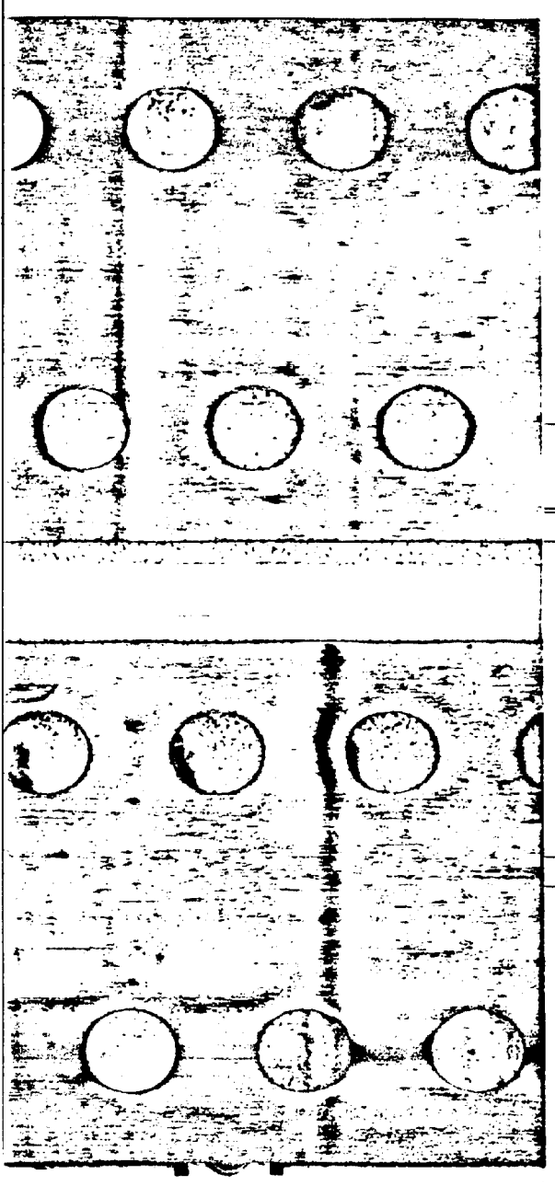
My Commission Expires: _____

Notary Public

027044
IDENTIFICATION REFERENCE

97 FEB 19 AM 8:15
DAVIDSON COUNTY, TENN.

7467 02/19 0101 03CHECK 234.70



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

RECEIVED OF _____

FOR _____

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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
			CHMT	~~61000.00~~
			CON TX	225.70
			PRFEE	1.00
			WDEED	8.00
			TOTAL	234.70
			CHECK	234.70
02/19/97	01		08:21 0001	7467

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0274044
IDENTIF. & REFERENCE

97 FEB 19 AM 8:15
DAVIDSON COUNTY, TN.

No. 1117920