STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 88,000.00

Leon Buggs
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
5th DAY OF March 19 97

Bertie J. Whitaker
Notary Public

MY COMMISSION EXPIRES: 11-27-99
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

CASTLEMAN & ASSOCIATES, INC., 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Leon Buggs (NAME)	Leon Buggs (NAME)	MAP 42-16
209 Macfie Drive (ADDRESS)	(Same as new owner) (ADDRESS)	PARCEL 90
Madison, TN 37115 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	FB# 11D 15670

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, K. Timothy North and wife, Shirley North

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Leon Buggs and wife, Carolyn Buggs

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:

LAND in Davidson County, Tennessee, BEING part of Lot No. 40 and Lot No. 41 on the Plan of Douglas-Levine Subdivision at Madison, and MORE PARTICULARLY DESCRIBED ON EXHIBIT "A" WHICH IS ATTACHED HERETO AND MADE A PART HEREOF AS FULLY AS IF COPIED HEREIN VERBATIM.

BEING the same property conveyed to K. Timothy North by deed from William W. Benz, Jr., and wife, Margaret P. Benz, of record in Book 7043, page 819, Register's Office for Davidson County, Tennessee.

Shirley North joins in this conveyance to relinquish any and all rights, especially marital rights, which she may have in said property by virtue of her marriage to K. Timothy North.

JAMES O. MCLEOD executed on behalf of K. Timothy North and Shirley North, respectivley, pursuant to the Powers of Attorney which are being recorded simultaneously herewith in the Register's Office for Davidson County, TN

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CONTINUED

This is improved (X) property, known as 222 Woodruff Street, Madison, TN 37115 (unimproved ( ))
(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 5th day of March 19 97

K. Timothy North — K. Timothy North
By: James O. McLeod
JAMES O. MCLEOD, ATTORNEY-IN-FACT

Shirley North — Shirley North
By: James O. McLeod
JAMES O. MCLEOD, ATTORNEY-IN-FACT

EXHIBIT "A"

TRACT I:

BEING the easterly 50 feet of the westerly 91.1 feet of Lot No. 40 and the easterly 50 feet of the westerly 91.1 feet of the southerly 50 feet of Lot No. 41 on the Plan of Douglas-Levine Subdivision at Madison, as of record in Book 547, page 44, Register's Office for said county.

SAID part of Lots Nos. 40 and 41 fronts 50 feet on the northerly side of Woodruff Street and runs back between parallel lines 150 feet to a dead line.

TRACT II:

BEING the west 41.1 feet of Lot No. 40 and the west 41.1 feet of the south 50 feet of Lot No. 41 on the Map of Douglas-Levine Subdivision, as of record in Book 547, page 44, Register's Office for said County.

SAID parts of said lots front 41.1 feet on the north side of Woodruff Street and runs back between parallel lines along the east margin of Douglas Street 150 feet to a dead line.

THERE IS INCLUDED IN THE ABOVE DESCRIPTION BUT EXPRESSLY EXCLUDED FROM THIS CONVEYANCE THE FOLLOWING DESCRIBED PROPERTY:

BEING a part of Lots 40-41 on the Plat of the Douglas-Levine Subdivision, of record in Book 547, page 44, described as follows:

BEGINNING at the point of intersection of the north margin of Woodruff Street and the east margin of Douglas Street, thence along the said east margin northwardly 150.0 feet to a point; thence South 87 degrees 56 minutes east 30.0 feet to a point; thence South 10 degrees 57 minutes east 30.0 feet to a point; thence along a curve left having a radius of 25 feet for 24.5 feet to a point; thence southwardly 4.2 feet to a point in the said north margin, thence along the said north margin 78 degrees 55 minutes 35 seconds west 41.1 feet more or less, to the point of beginning and containing 4634 square feet and being part of the property conveyed by Charlie Brown Fain and wife, Elizabeth Frances Fain to Metropolitan Government of Nashville, Davidson County, Tennessee, of record in Book 4852, page 561, Register's Office for Davidson County, Tennessee.

ALSO INCLUDED IN THE ABOVE DESCRIPTION BUT EXPRESSLY EXCLUDED FROM THIS CONVEYANCE THE FOLLOWING DESCRIBED PROPERTY:

BEING a part of Lots 40-41 of the Plat of the Douglas-Levine Subdivision of record in Book 547, page 44, described as follows:

BEGINNING at the point of intersection of the north margin of Woodruff Street and the east boundary of the C.B. Fain property, thence along the said east boundary northwardly 4.2 feet to a point, thence along a curve left having a radius of 25 feet eastwardly for 14.7 feet to a point in the said north margin, thence along the said north margin North 78 degrees 55 minutes 35 seconds West 13.9 feet to the point of beginning and containing 24 square feet and being the same property conveyed to State of Tennessee, of record in Book 6142, page 339, Register's Office for Davidson County, Tennessee.

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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

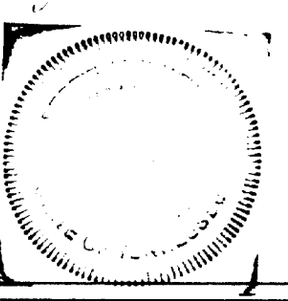
4051 03/07 0101 03CHECK 338.60

On this 05th day of March, 19 97, before me, the undersigned, a Notary Public in and for said County and State, personally appeared JAMES O. MCLEOD, to me known to be the person who executed the foregoing instrument in behalf of K. Timothy North & Shirley North and acknowledged that he executed the same as the free act and deed of the said K. Timothy North and Shirley North.

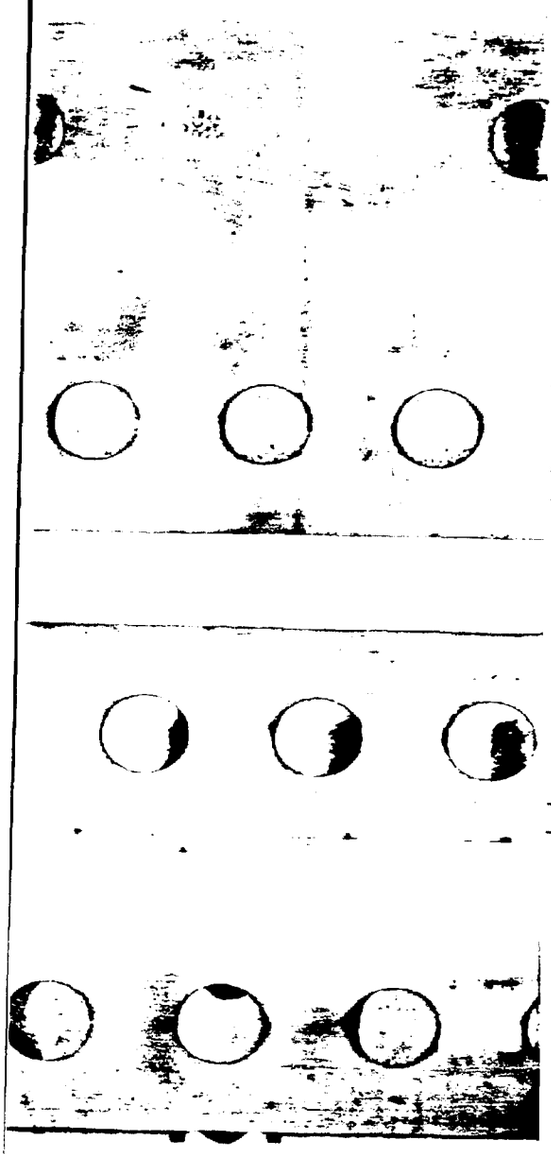
Witness my hand and seal at Goodlettsville, Tennessee, this the 05th day of March, 1997.

Commission expires: 4-22-99

Notary Public



0280152
IDENT... NICE
97 MAR -7 PM 3:30
ELLEN ... REGISTER
DAVIDSON COUNTY, TN.



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

CAMT 88000.00
CON TX 325.60
PRFEE 1.00
WDEED 12.00
TOTAL 338.60
CHECK 338.60

03/07/97 01 15:32 0001 4051

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0280162
IDENTIFICATION REFERENCE

97 MAR -7 PM 3:30
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1124426