WARRANTY DEED

STATE OF TENNESSEE BOOK 10397 PG 394
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 154,000.00

Mahlon D. Johnson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF March 19 97

Notary Public

STEVEN G. WATERS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My Commission Expires SEPT 23, 2000

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Steve Waters, Atty., 1000 Northchase Drive, Suite 100, Goodlettsville, Tennessee 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mahlon D. Johnson (NAME)	First Republic Mortgage (NAME)	MAP 104-13-A
401 Bowling Avenue, Unit 4 (ADDRESS)	3212 West End Avenue, Suite 500 (ADDRESS)	PARCEL 5CO
Nashville, Tennessee 37205 (CITY) (STATE) (ZIP)	Nashville, TN 37203 (CITY) (STATE) (ZIP)	FB 7DA71728

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, Samuel S. Milam and wife, Donna Lynn Milam (formerly known as Donna Lynn Horsewood)

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mahlon D. Johnson, a single person

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 Site No. 5 of Site Plan/ Unit 4 Section One of Richmeade Place, a horizontal property regime established by Master Deed of record in Book 4941, page 637, as amended in Book 5036, page 338, the Plat which is of record in Plat Book 4860, page 44, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description.

Being the same property conveyed to Samuel Scott Milam and wife, Donna Lynn Milam by deed from Conley H. Dykes and wife, Patricia E. Dykes and Laura C. Dykes, a single person of record in Book 8636, page 448, Register's Office, Davidson County, Tennessee.

MAIL ENV.

97 APR -1 AM 8:33
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

02888820

unimproved ( )
This is improved (X) property, known as 401 Bowling Avenue, Unit 4, Nashville, Tennessee 37205
(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 26th day of March, 19 97

Samuel Scott Milam
Samuel Scott Milam

Donna Lynn Milam
Donna Lynn Milam

BOOK 10397 PG 395

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 Samuel S. Milam and wife, Donna Lynn Milam (formerly known as Donna Lynn Horsewood)

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 at Nashville, Tennessee, this 26th day of March, 19 97.

Commission expires _____

STEVEN G. WATERS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

Notary Public

My Commission Expires SEPT. 23, 2000

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 _____.

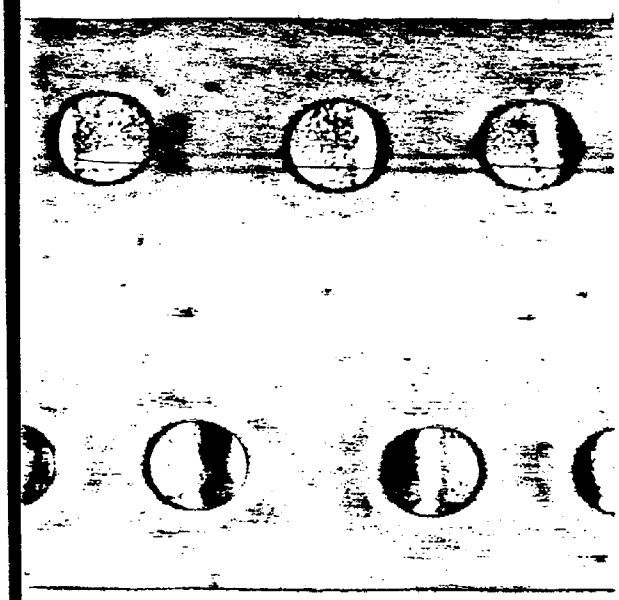
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

3320 04/01 0101 03:PM CK

578.00



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10397 PG 396

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

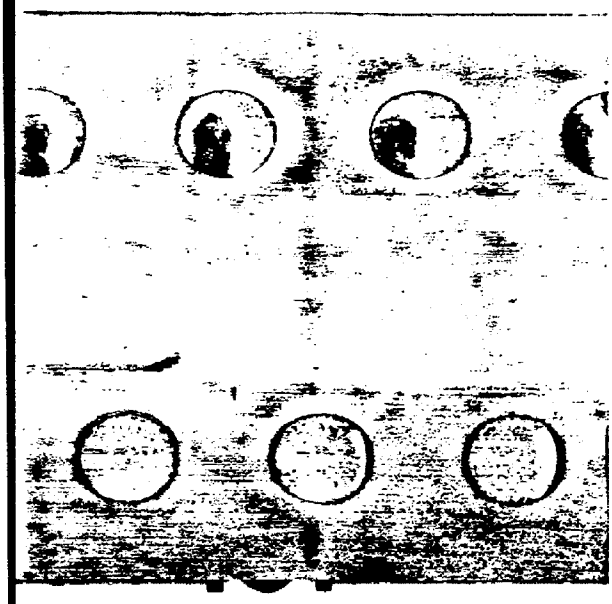
CAPT

154000.00

CON TX	569.80
PRFEE	1.00
WDEED	8.00
TOTAL	578.80
CHECK	578.80

04/01/97 01 08:3[illegible] 0001 3320

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0288820

IDENTIF. # REFERENCE

97 APR -1 AM 8:33

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1133593