THIS INSTRUMENT WAS PREPARED BY:
J. Blake Freeman, Attorney
Priority Escrow Services, Inc.
51 Century Boulevard, Suite 110
Nashville, TN 37214-3614

BOOK 10409 PG 867

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **NATHAN S. BELL and wife, LESLIE I. BELL**, hereinafter called the Grantors, have bargained and sold and by these presents do hereby transfer and convey unto JON B. PETERSON hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in **Davidson County, Tennessee**, described as follows, to-wit:

BEING the westerly 50 feet of the easterly 210 feet of the southerly 150 feet of Block 18 or the Map of Realty Savings Bank and Trust Company's Revised Plan of West Extension of Charlotte Park Company's First Addition as of record in Book 421, page 18, Register's Office for said County. Said part of Block 18 fronts 50 feet on the northerly side of Idaho, formerly Fifth Avenue, and runs back between parallel lines, parallel with and 160 feet west of the westerly margin of 50th Avenue, North, formerly 9th Street, 150 feet to an alley.

BEING the same property conveyed to Nathan S. Bell and wife, Leslie I. Bell by deed from Howard Birdwell and wife, Carolyn Birdwell, of record in Book 9842, page 657, said Register's Office.

THIS property is conveyed subject to all applicable local government planning, building and zoning regulations; and all matters as shown on the recorded plat.

This is improved property known as: **5006 Idaho Avenue, Nashville, TN 37209**

TO HAVE AND TO HOLD the same 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 and 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 hands this 17 day of February, 1997

Nathan S. Bell

Leslie I. Bell

097023118
IDENTIFICATION
97 MAR -3 AM 10:32

BOOK 10409 PG 868

STATE OF Tennessee

COUNTY OF Davidson

On this 17 day of February, 1997, before me personally appeared Nathan S. Bell, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he(they) executed the same as his(their) free act and deed.

Witness my hand and official seal.

NOTARY PUBLIC

My Commission Expires:

My Commission Expires MAR. 27, 1999

STATE OF Tennessee

COUNTY OF Davidson

7119 04/08 0101 03CHECK 418.22

On this 17 day of February, 1997, before me personally appeared Leslie I. Bell, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he(they) executed the same as his(their) free act and deed.

Witness my hand and official seal.

NOTARY PUBLIC

My Commission Expires:

My Commission Expires MAR. 27, 1999

* *

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 110,600.00.

Affiant

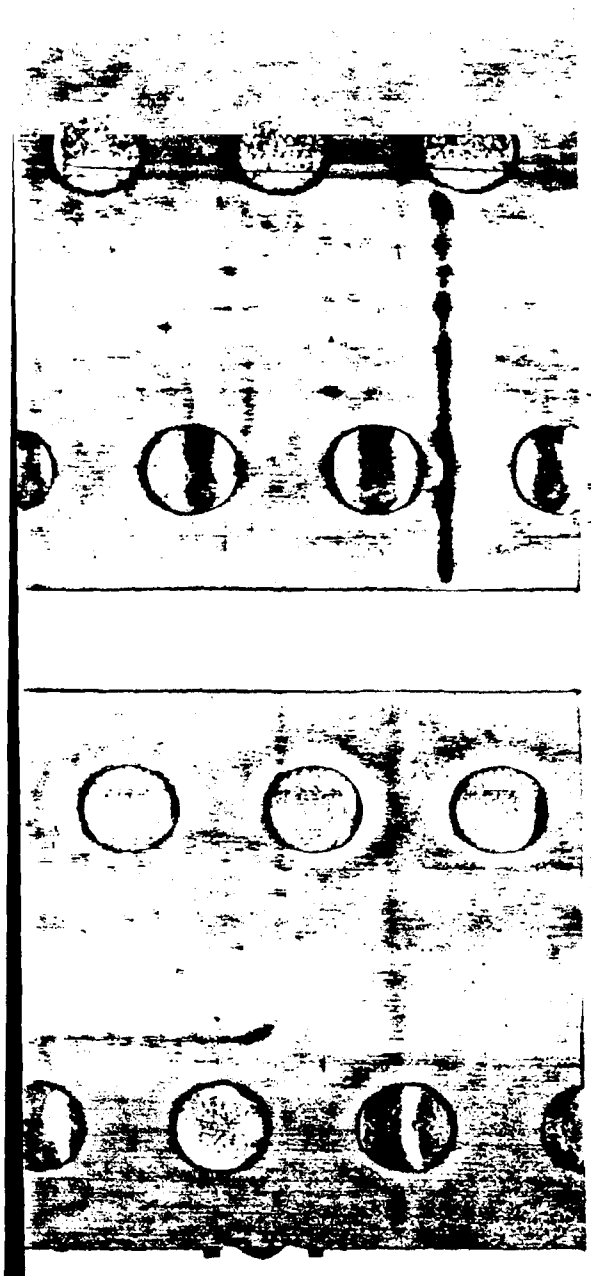
Subscribed and sworn to before me this 7th day of April, 1997.

Notary Public

My Commission Expires: 7-26-97

* *

ADDRESS NEW OWNER(S):	SEND TAX BILL TO:	MAP-PARCEL:
Jon B. Peterson	SunTrust Mortgage, Inc.	Map: 103-3
5006 Idaho Avenue	P. O. Box 100100	Group:
Nashville, TN 37209	Atlanta, GA 30348-0100	Parcel: 106



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10409 PG 869

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
110600.00
CON TX 409.22
PRFEE 1.00
WDEED 8.00
TOTAL 418.22
CHECK 418.22

04/08/97 01 10:33 0001 7119

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02923 18

IDENTIFICATION REFERENCE

97 APR -8 AM 10:32

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 1137348