THIS INSTRUMENT PREPARED BY:
LARRY R. WILLIAMS
329 Union Street
P.O. Box 190632
Nashville, Tennessee 37219-0632

BOOK 10427 PG 243

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
TARKINGTON COMPANY, A Tennessee General Partnership 1705 Division Street Nashville, TN 37203	SAME	Map: 132-11 Parcel: 35

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, ANITA M. GUEPE, an unmarried widow, has bargained and sold and does hereby allocate, transfer and convey unto the said TARKINGTON COMPANY, a Tennessee General Partnership, its heirs and assigns, a certain tract of real property located in Davidson County, more particularly described as follows, to wit:

LAND in Davidson County, Tennessee, being Lot No. 74 on the Plan of Southmeade, as of record in Book 1835, pages 118 and 119, Register's Office for said county.

SAID Lot 74 fronts 161.7 feet on the east side on Kenilwood Drive and runs back 273 feet on the southerly line and 282 feet on the northerly line, to a dead line, measuring 169 feet thereon.

INCLUDED in the above described tract but excluded from this conveyance is that property heretofore conveyed to the State of Tennessee by deed of record in Book 3707, page 267, R.O.D.C., more particularly described as follows, to wit:

BEGINNING at a point in the Southwest corner of Lot No. 74 on the Plan of Southmeade as of record in Book 1835, pages 118 and 119, Register's Office Davidson County, Tennessee, and runs with the east margin of Kenilwood Drive Northerly direction 161.7 feet to a point in the South line of Lot No. 73, said subdivision; thence with said line South 66 degrees 19 minutes East, 68 feet to a point; thence with a line which is East of and at all points 25 feet from the Centerline of proposed relocated Kenilwood Drive Southerly 193 feet to a point in J.J. Sullivan's north boundary line North 65 degrees 35 minutes West, 69 feet to a point; thence with a line which is West of and at all points 28 feet from the Centerline of proposed relocated Kenilwood Drive in a Northerly direction 45 feet to a point; thence with a line which is East of and at all points 125 feet from the Centerline of the proposed Interstate Southerly 43 feet to a point in J.J. Sullivan's North boundary line; thence with said boundary line North 65 degrees 35 minutes West, 91 feet to the point of the beginning, containing 0.41 acres, more or less.

BEING part of the same property conveyed to Albert J. Guepe and wife, Anita M. Guepe, by deed from Curtis R. Galloway and wife, Sara Rice Galloway, of record in Book 2148, page 567, Register's Office for said county, Albert J. Guepe having previously died on December 26, 1995 vesting Anita M. Guepe with fee simple title as surviving tenant by the entirety.

This is improved real property known as **4348 Kenilwood Drive, Nashville, Tennessee, 37204.**

TO HAVE AND TO HOLD said tract or parcel, with the appurtenances, estate, title and interest therein belonging to the said TARKINGTON COMPANY, a Tennessee General Partnership, its heirs and assigns forever.

The said ANITA M. GUEPE does hereby covenant with the GRANTEE that she is lawfully seized and possessed of the said real property in fee simple and has good right to convey it and the same is unencumbered, except for:

1. Davidson County Property Taxes for 1997 which are prorated to the date of closing and assumed by the GRANTEE.

2. Matters set forth on the Plan of Southmeade of record in Book 1835, pages 118 and 119, Register's Office for Davidson County.

3. Restrictive Covenants and Easements of record.

Except as set forth above, the undersigned GRANTOR does further covenant and bind herself, her heirs and assigns to warrant and defend the title to said property to the said GRANTEE, its heirs and assigns against lawful claims of all other person or entities whomsoever.

WITNESS my hand this 23rd day of April, 1997.

Anita M. Guepe
ANITA M. GUEPE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ANITA M. GUEPE, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 23 day of April, 1997.

Notary Public

My Commission Expires:

11/28/98

NOTARY PUBLIC AT LARGE

2909 04/24 0101 03CHECK 749.00

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $200,000.

RAY TARKINGTON

Subscribed and sworn to before me this 23rd day of April, 1997.

NOTARY PUBLIC

My Commission Expires: 11/28/98

NOTARY PUBLIC AT LARGE

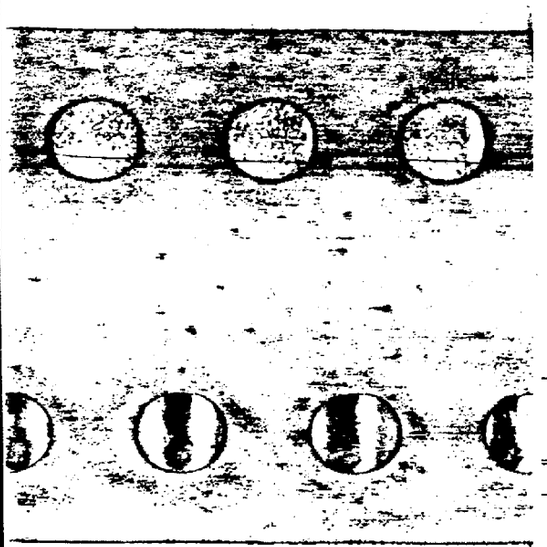
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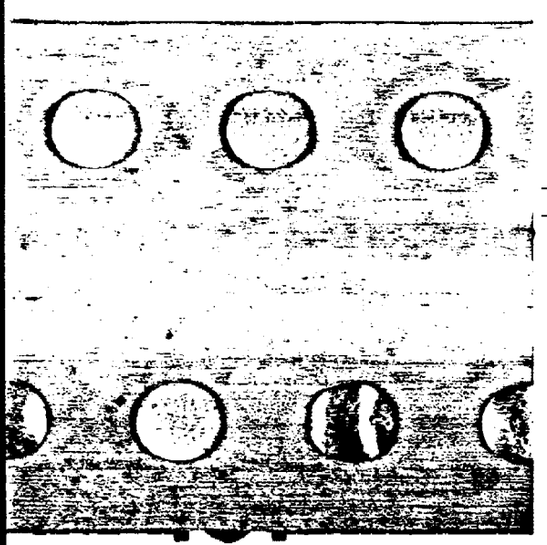
IDENTIFICATION

97 APR 24 AM 10:22

FELIX E. DELAUNTER
DAVIDSON COUNTY

PICK-UP





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

RECEIVED OF _____

FOR _____

BOOK 10427 PG 245

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	200000.00
CON TX	740.00
PRFEE	1.00
WDEED	8.00
TOTAL	749.00
CHECK	749.00

04/24/97 01 10:32 0001 2909

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0297510
IDENTIF. & REFERENCE

97 APR 24 AM 10:32
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1143031