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 $ 117,500.00

Affiant

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

Subscribed and sworn to before me, this 29th day of May 1997

Notary Public

My Commission Expires: 11-22-97

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
LINUS PARKER HALL, IV 1 Waters Avenue Nashville, Tennessee 37206	PACIFIC SOUTHWEST BANK 4144 N. Central Expressway #106 Dallas, Texas 75204	MAP 83-7 PARCEL 16

7475 06/02 0101 03CHECK 443.75

WARRANTY DEED

BOOK 10474 PG 590

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED SEVENTEEN THOUSAND FIVE HUNDRED AND NO/100---------- ($ 117,500.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, we, JEFF E. FLICKINGER AND WIFE, MELANIE E. FLICKINGER hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto LINUS PARKER HALL, IV AND WIFE, LILA BUCHANAN HALL 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 westerly part of Lot No. 10 on the Plan of George C. Waters Addition to Nashville as of record in Plat Book 161, page 141, Register's Office for Davidson County, Tennessee, and further described according to a survey made by Wright & Associates, 2716 Crestdale Drive, Nashville, Tennessee 37214, License #1014, dated February 13, 1991, as follows:

BEGINNING at the southwest corner of the herein described tract, said point also being the common corner of Porter Road and Waters Avenue; thence with the northerly margin of Waters Avenue easterly 144.0 feet to a point; thence northerly 160.0 feet to the southerly margin of an alley; thence with said alley westerly 86.0 feet to the easterly margin of Porter Road; thence with the easterly margin of Porter Road southwesterly 174.2 feet to the point of beginning.

BEING the same property conveyed to Jeff E. Flickinger and wife, Melanie E. Flickinger, as tenants by the entirety, by deed from Francis J. Tamburin, Sr. and wife, Helen J. Tamburin, of record in Book 8299, page 440, Register's Office for Davidson County, Tennessee.

This is improved property known as 1 Waters Avenue, 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 George C. Waters Addition to Nashville of record in Book 161, page 141, 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 29th day of May, 19 97.

JEFF E. FLICKINGER

MELANIE E. FLICKINGER

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

BOOK 10474 PG 591

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 JEFF E. FLICKINGER AND WIFE, MELANIE E. FLICKINGER, 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 29th day of May, 19 97.

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 _____.

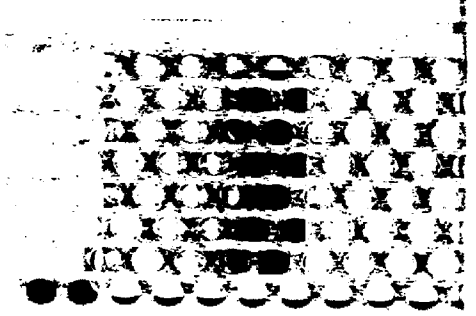
Witness my hand and official seal this _____ day of _____, 19 ____.

My Commission Expires: _____

Notary Public

0310743
IDENTIFICATION REFERENCE

97 JUN -2 PM 1:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

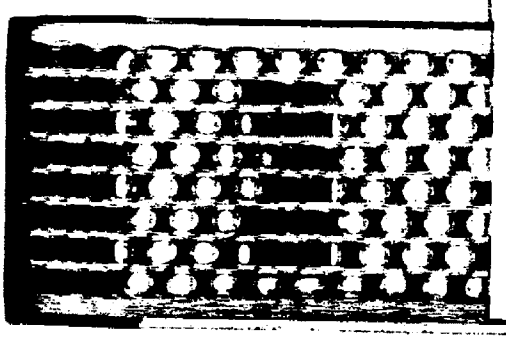
RECEIVED OF _____

FOR _____

BOOK 10474 PG 592

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 117500.00
CON TX 434.75
PRFEE 1.00
MDEED 8.00
TOTAL 443.75
CHECK 443.75

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/02/97 01 13:25 0001 7475

03 10743
IDENTIF. ↑ REFERENCE

97 JUN -2 PM 1:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1157418