[ADDRESS NEW OWNER:	[SEND TAX BILLS TO:	[MAP-PARCEL NOS.
[JLS Realty LLC	[New Owner	[
[802 Water View Terrace	[	[Map 081-07-0
[Mt. Juliet, TN 37122	[	[Parcel 040.00

[This instrument prepared by: Robert J . Notestine, III, Attorney, 104 Woodmont [Boulevard, Suite 115, Nashville, Tennessee 37205

WARRANTY DEED BOOK 10479 PG 15

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, William Hostettler, Trustee of The Pickett Charitable Remainder UniTrust, (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto JLS Realty LLC, A Tennessee Limited Liability Company (the "Grantee"), Grantee's successors and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, being Lot 41 in the subdivision of Lots Nos. 21 and 30 in the Owen's Buena Vista Plan of Lots as of record in Book 57, page 26, Register's Office for Davidson County, Tennessee.

Said plan does not show the front of said lot but according to deeds it fronts 50 feet on the easterly side of 15th Avenue, North, formerly Webster Street, runs back between parallel lines 148 feet to an alley.

Being the same property conveyed to The Pickett Charitable Remainder UniTrust by Quitclaim Deed from James C. Pickett of record in Book 10479, Page 13, Register's Office for Davidson County, Tennessee.

This description was the same as was used in the last deed of record.

This conveyance is subject to taxes for the year 1997 and subsequent years, easements and restrictive covenants of record.

This is improved property commonly known as 2104 15th Avenue N, Nashville, Tennessee 37208.

[STATE OF TENENSSEE)
[COUNTY OF DAVIDSON

[The actual consideration or value, whichever is greater for [this transfer is $27,500.00.

Affiant

[Subscribed and sworn to before me this 12 day of May, 1997.

Notary Public

My Commission Expires: 1-24-99

97 JUN -4 AM 10:09
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

03111775
IDENTIF. & REFERENCE

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, Grantee's successors and assigns, forever.

And Grantor does covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the Property to the said Grantee, its successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 2nd day of May, 1997.

The Pickett Charitable Remainder UniTrust

by: Trustee

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

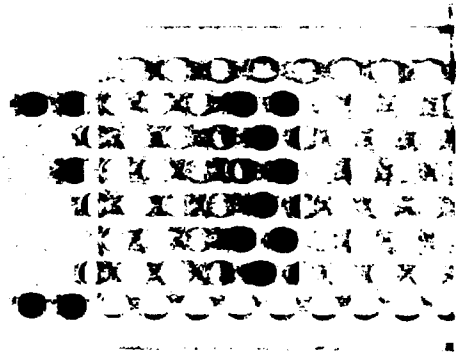
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William Hostettler, Trustee, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument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

WITNESS my hand and official seal at Nashville, Tennessee, this 2nd day of May, 1997.

NOTARY PUBLIC

xpires: 1-24-97

8547 06/04 0101 03CHECK 110.75



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

RECEIVED OF _____

FOR _____

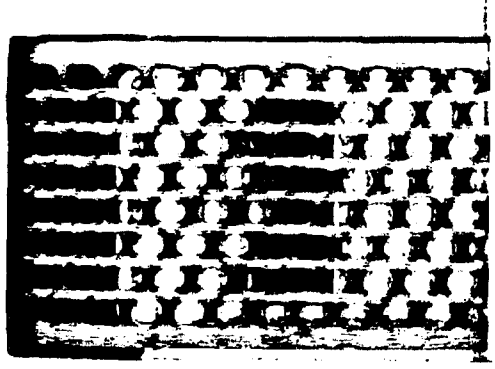
BOOK 10479 PG 17

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 27500.00
CON TX 101.75
PRFEE 1.00
WDEED 8.00
TOTAL 110.75
CHECK 110.75
06/04/97 01 10:12 0001 8547

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



03111775
IDENTIF. # REFERENCE

97 JUN -4 AM 10:09
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1158473