Sec 58 A

BOOK 10479 PG 878

[ADDRESS NEW OWNER:	[SEND TAX BILLS TO:]	MAP-PARCEL NOS.]
[Ralph Douglas Beam	[NEW OWNERS]	]
[Cynthia Beam	[ ]	Map 116-09-0]
[5917 Sedberry Road	[ ]	Parcel 034.00]
[Nashville, TN 37205	[ ]	]
[	[ ]	]

[This instrument prepared by: Joseph V. Ferrelli, Attorney]
[104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205]
[ ]
[ ]

WARRANTY DEED

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, We, Jerome S. Klein, Trustee and Miriam B. Klein, Trustee (The "Grantors") have bargained and sold, and by these presents do transfer and convey unto Ralph Douglas Beam and wife, Cynthia Beam (the "Grantees"), Grantees heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Being Lot No. 328 on the Plan of Section 12, Hillwood Estates, as of record in Book 2663, page 109, Register's Office for said County.

Said Lot No. 328 fronts 175 feet on the easterly side of Sedberry Road and extends back between parallel liens, 250 feet to a dead line.

Being the same property conveyed to The Jerome S. Klein Revocable Trust U/T/A dated April 16, 1996 by Jerome S. Klein as to his interst in the property by Quitclaim Deed of record in Book 10017, page 402, Register's Office, Davidson County Tennessee and being the same property conveyed to the Miriam B. Klein Revocable Trust U/T/A April 16, 1996 by Miriam B. Klein as to her interest in the property by Quitclaim Deed of record in Book 10017, page 404, Register's Office, 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 5917 Sedberry Road, Nashville, TN 37205.

[STATE OF TENNESSEE)]
[COUNTY OF DAVIDSON)]
[ ]
[The actual consideration or value, whichever is greater for]
[this transfer is $332,000.00.]
[Ralph Douglas Broom]
[Affiant]
[Subscribed and sworn to before me this]
[2nd day of June, 1997.]
[Joseph V. Tonelly]
[Notary Public]
[My Commission Expires 9/23/2000]

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

And Grantors do covenant with the said Grantees that Grantors are 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 Grantors do further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 2nd day of June, 1997.

Jerome S. Klein Trustee
Jerome S. Klein, Trustee

Miriam B. Klein Trustee
Miriam B. Klein, Trustee

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

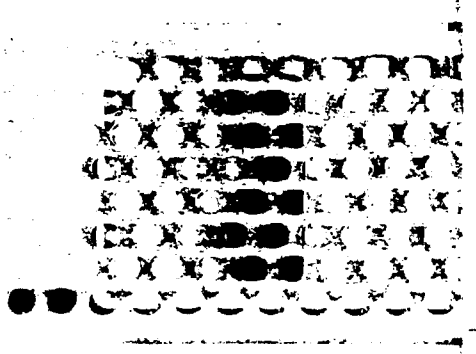
Personally appeared before me, the undersigned, Notary Public in and for said County and State, the within named Jerome S. Klein, Trustee and Miriam B. Klein, Trustee, the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

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

Joseph V. Tonelly
NOTARY PUBLIC

My Commission Expires: 9/23/2000

RECEIVED
JUN -4 PM 2:20
KEITH Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.
8811 06/04 01:01 CHECK
1237.40
IDENTIF. & REFERENCE
03120 19



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

RECEIVED OF _____

FOR _____

BOOK 10479 PG 880

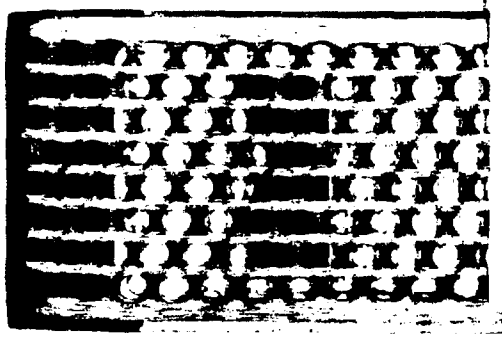
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 332000.00
CON TX 1228.40
PRFEE 1.00
WDEED 8.00
TOTAL 1237.40
CHECK 1237.40

06/04/97 01 14:25 0001 8811

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



03120119
IDENTIF. ◆ REFERENCE
97 JUN -4 PM 2:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1158736