THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (BWM)
2700 First American Center
Nashville, Tennessee 37238
#531841 6/11/97

GENERAL WARRANTY DEED BOOK 10494 PG 191

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
The Resource Foundation 212 Capitol Boulevard Nashville, Tennessee 37219	Same	081-16-0 666.00

WHEREAS, pursuant to that certain Warranty Deed of record in Deed Book 0457, page 104, Register's Office of Davidson County, Tennessee, P.A. Campbell, a widow, conveyed a tract of real property located in Davidson County, Tennessee, as more particularly described on Exhibit A, to W.P. Irvine and wife, Julia A. Irvine, of record in Book 0457, page 175, Register's Office of Davidson County, Tennessee; and

WHEREAS, Walter P. Irvine (also known as W.P. Irvine) died on August 13, 1946, leaving said real property to Julia A. Irvine; and Julia A. Irvine died on July 5, 1947, leaving said real property to Daisy Beatrice Irvine; and

WHEREAS, Daisy Beatrice Irvine died on January 14, 1985, leaving as her sole heirs, Harry E. Dew and Eddie J. Jones; and

WHEREAS, Harry E. Dew died on February 7, 1992, survived by his spouse, Sandra M. Dew, the only surviving heir at law of Harry E. Dew; and

WHEREAS, pursuant to that certain Special Warranty Deed of record in Deed Book 8760, page 42, Register's Office of Davidson County, Tennessee, Sandra M. Dew conveyed her undivided 50% interest in the said real property to Eddie J. Jones; and

WHEREAS, Eddie J. Jones desires to transfer and convey all of her right, title and interest in the said real property to The Resource Foundation.

NOW, THEREFORE, FOR AND IN CONSIDERATION OF THE SUM OF NINE THOUSAND AND NO/100 DOLLARS ($9,000.00) paid and other good and valuable consideration receipt of all of which is hereby acknowledged, Eddie J. Jones ("Grantor") has bargained and sold, and does hereby transfer and convey unto The Resource Foundation, ("Grantee"), certain real property in Davidson County, Tennessee, as described on attached Exhibit A.

This is unimproved property known as 928 Phillips Street, Nashville, Tennessee 37208.

Said property is conveyed subject to the following matters:

1. Real Property taxes for 1997, a lien but not yet due and payable.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title, and interest thereto belonging to Grantee, its successors and assigns, forever. Grantor covenants that, subject to the matters set forth above, Grantor is lawfully seized and possessed of said land in fee simple, have good right to convey it, and that same is unencumbered.

Grantor further covenants and binds himself and his heirs, successors and assigns to warrant and forever defend the title to said land to Grantee, its successors and assigns, against the lawful claims of all persons whomsoever except claims arising out of the matters set forth above.

Whenever used, the singular shall include the plural and the plural the singular and the use of any gender shall be applicable to all genders.

WITNESS our hands this 13 day of June 1997, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Eddie J. Jones

Eddie J. Jones

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before the undersigned, a Notary Public in and for the State and County aforesaid, EDDIE J. JONES, 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, at office, this 13th day of June, 1997.

Notary Public

My Commission Expires:
11-27-99

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property conveyed (whichever is greater) is $9,000.

E D Latimer

Affiant

Sworn to and subscribed before me this 13th day of June, 1997.

Notary Public

My Commission Expires:
11-27-99

EXHIBIT A BOOK 10494 PG 193

The Westerly part of lot no. 5, on the plan of Haslam's Addition to Nashville, as or record in Book No. 21, Page 17, Register's Office for Davidson County, Tennessee, and in Minute Book 1, Page 246, Chancery Court at Nashville, and more particularly described as follows, to wit: Beginning at the Northeast corner of Haslam Street and the first alley East of 10th Avenue, North, being the Southwest corner of said lot No. 5 on the North side of said Street; thence with the Easterly margin of said alley Northerly 207 feet, more or less, to the Southerly margin of an alley in the rear of said lot; thence with the Southerly margin of said alley Easterly 60 feet to the Northwest corner of a four foot strip of ground conveyed by P.A. Campbell to J.B. Hogle; thence with the Westerly line of said four foot strip of ground Southerly 203 feet, more or less, to the Northerly margin of Haslam Street; thence with the Northerly margin of said Street Westerly 50 feet, more or less, to the beginning.

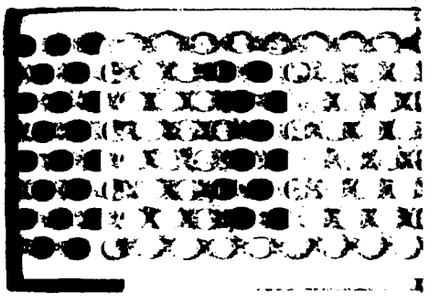
Being the same property which was acquired by Walter P. Irvine and Julia A. Irvine, as tenants by the entirety, by a deed recorded in Book 457, page 174, in the Register's Office for Davidson County, Tennessee, which property passed to Julia A. Irvine upon the death of Walter P. Irvine on August 13, 1946, which property passed to Daisy Beatrice Irvine upon the death of Julia A. Irvine on July 5, 1947, which property passed to Harry E. Dew and Eddie J. Jones upon the death of Daisy Beatrice Irvine on January 14, 1985, an undivided 50% interest in which property passed to Sandra M. Dew upon the death of Harry E. Dew on February 7, 1992, and which undivided 50% interest was conveyed to Eddie J. Jones by Special Warranty Deed recorded in Book 8760, page 42, in the Register's Office for Davidson County, Tennessee.

The source of this description is that certain special warranty deed recorded in Book 8760, page 42, in the Register's Office for Davidson County, Tennessee, where Eddie J. Jones received a conveyance of an undivided 50% interest in said property to Eddie J. Jones.

0316494
IDENTIFICATION REFERENCE

97 JUN 16 PM 3:32
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

3685 06/16 0101 03CHECK 46-3[illegible]



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

RECEIVED OF _____

FOR _____

BOOK 10494 PG 194

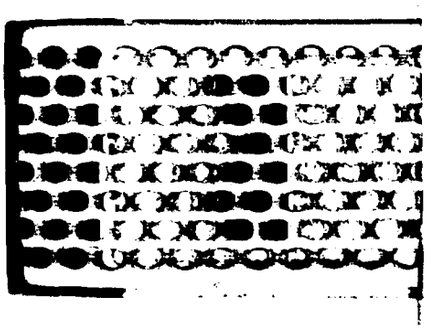
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	9000.00
CON TX	33.30
PRFEE	1.00
WDEED	12.00
TOTAL	46.30
CHECK	46.30

06/16/97 01 15:32 0001 3685

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0316494
IDENTIF. # REFERENCE

97 JUN 16 PM 3:32
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1163569