Mail

This instrument prepared by:
JONES & HARDEE
Attorneys at Law
339 Main Street, Suite 100
Franklin, TN 37064

BOOK 10522 PG 154

NEW OWNER:	SEND TAX BILL TO:	MAP & PARCEL:
ACU I, L.L.C. 6922 Highway 70 South Nashville, TN 37221	Same	073-13-0-072.00

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, **I, Irene Lovvorn, Executrix of the Estate of Myrtle Ray Joyner, and as devisee under the Last Will and Testament of Myrtle Ray Joyner,** hereinafter called the Grantor, have bargained and sold and by these presents do transfer and convey unto **ACU I, L.L.C.**, hereinafter called the Grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

BEING Lot No. 20 on the Map of Dugger Heights, Section Two, as of record in Book 1424, page 135, RODC, TN, to which plan reference is hereby made for a more complete and accurate description.

BEING a portion of the same property conveyed to Harry B. Parman and wife, Myrtle Louise Parman by deed from Charles R. Land, unmarried, of record in Book 1849, page 203, Register's Office of Davidson County, TN. Harry B. Parman having since died, leaving Myrtle Louise Parman as the surviving tenant by the entirety. Myrtle Louise Parman then married Fletcher Ray, who subsequently died. Myrtle Louise Parman Ray then married Cleland Joyner, who died in 1996. Myrtle Ray Joyner died testate in December, 1996.

SUBJECT TO THE FOLLOWING:

1. 1997 Taxes are a lien, but not yet due and payable.
2. All matters of record in Book 1424, page 135, RODC,TN.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and assigns, forever;

AND I COVENANT with the said Grantee that I am lawfully seized and possessed of said land in fee simple and have a good right to convey it and the same is unencumbered, unless otherwise herein set out;

AND I FURTHER covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

AND I, James H. Lovvorn, husband of Irene Lovvorn, join in this conveyance for the purpose of conveying any marital interest I may have in this property to Grantee herein.

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

This improved property is known as: BOOK 10522 PG 155

1500 Rosebank Avenue, Nashville, TN 37206.

WITNESS MY HAND THIS 3rd DAY OF JULY, 1997 IN FRANKLIN, TENNESSEE.

Irene Lovvorn, executrix
SELLER: Irene Lovvorn, Executrix
Estate of Myrtle Ray Joyner

Irene Lovvorn
SELLER: Irene Lovvorn

James H. Lovvorn
SELLER: James H. Lovvorn

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary for said State and County, **Irene Lovvorn,** Executrix of the Estate of Myrtle Ray Joyner, and as sole devisee under the Last Will and Testament of Myrtle Ray Joyner, and her husband, James H. Lovvorn, the within named bargainor(s) with whom I am personally acquainted and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand this 3rd day of July, 1997 in Franklin, TN.

Notary Public

NOTARY PUBLIC AT LARGE WILLIAMSON CO.

My Commission Expires: 3/25/2001

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $110,000.00.

Affiant

Sworn to and subscribed to me, the undersigned, this 3rd day of July, 1997, in Franklin, Tennessee.

Notary Public

NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENN.

My Commission Expires: 3/25/2001

2114 07/08 0101 03CHECK 416.0

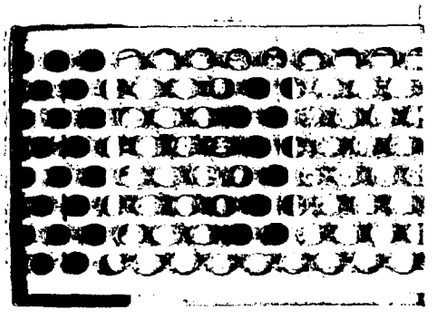
97 JUL -8 PM 2:33

RECEIVED AND RECORDED IN DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

032411 7

TMJ/5855.9700/MS



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

RECEIVED OF _____

FOR _____

BOOK 10522 PG 156

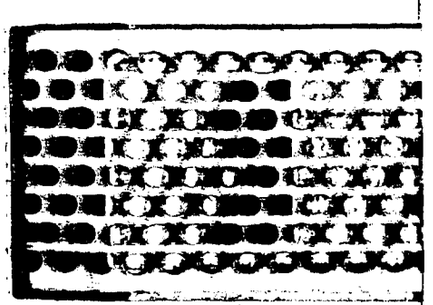
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
110000.00
CON TX 407.00
PRFEE 1.00
WDEED 8.00
TOTAL 416.00
CHECK 416.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/08/97 01 14:34 0001 2114



03241172
IDENTIF. REFERENCE

97 JUL -8 PM 2:33

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1171873