BOX 19B
97-9-4A

WARRANTY DEED

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

STATE OF TENNESSEE
COUNTY OF DAVIDSON BOOK 10603 PG 644

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 69,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF September 19 97

Notary Public

MY COMMISSION EXPIRES: July 24, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JON A. CALVO, III (NAME)	THE COMMUNITY BANK (NAME)	MAP 083-03
1112 Riverside Drive (ADDRESS)	4205 Hillsboro Road, Suite 101 (ADDRESS)	*PARCEL 170
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Nashville, TN 37215 (CITY) (STATE) (ZIP)	FB 15DA-39772

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, TEIGE-DAY RENOVATIONS, A PARTNERSHIP COMPOSED OF JERED TEIGE AND DOUGLAS DAY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JON A. CALVO, III, UNMARRIED, MARTIN L. HINES, UNMARRIED, AND RYAN TAYLOR RICKS AND WIFE, TERESA BANDY REALL

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:

LAND in Davidson County, Tennessee, being Lot No. 6 in G.W. Carver's unrecorded subdivision of Lots Nos. 18, 19 and parts of Lots Nos. 20, 21, 22, 23, 8 and 9 of W.S. Ashworth's Resubdivision of Lots Nos. 47, 48, 49 and 50 of the Town of Brownsville, as of record in Book 161, Pages 153, Register's Office for Davidson County, Tennessee, described according to a survey made by Erie Drake, County Surveyor, May 1, 1925, as follows:

BEGINNING at the Southwest corner of Riverside Drive and Greenwood, formerly Greenway Avenue; thence, with the southerly margin of Greenwood Avenue, westerly 197 feet to the easterly margin of the Lewisburg and Northern Railroad, right-of-way; thence, with the easterly margin of said right-of-way in a southeasterly direction 70 feet to the corner of Lots 6 and 7; thence, with the line between said two lots, eastwardly 145 feet, more or less, to the westerly margin of Riverside Drive; thence, with the westerly margin of said drive, northerly 50 feet to the point of BEGINNING.

INCLUDED in but expressly excluded from the above description is any property taken by the State of Tennessee of Record in Book 7244, Page 833, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Teige-Day Renovations, a partnership

CONTINUED

unimproved ( )
This is improved (X) property, known as 1112 Riverside Drive, Nashville, TN 37206
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. 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.

Witness our hand s this 4th day of September 1997

TEIGE-DAY RENOVATIONS, A PARTNERSHIP COMPOSED OF

By: Jered Teige
Jered Teige, General Partner

By:
Douglas Day, General Partner

DCTN01WC

644

BOOK 10603 PG 645

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____ with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19_____ .

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

7060 09/10 0101 03CHECK 267.63

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Jered Teige and Douglas Day with whom I am personally acquainted and who upon their oath(s) acknowledged themselves to be the General Partner and General Partner respectively of the TEIGE-DAY RENOVATIONS, the within named bargainor, and corporation, and that they as such General Partner and General Partner being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Jered Teige as such General Partner, and attesting the same by the said Douglas Day as such General Partner.

Witness my hand and official seal at office at Brentwood, TN on this the 4th day of September 19 97.

My commission expires July 24, 1999

Notary Public

PETER WEISS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE

LEGAL DESCRIPTION CONTINUATION

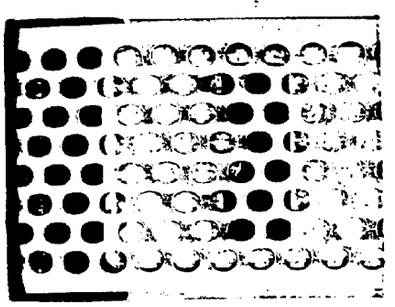
composed of Jered Teige and Douglas Day, by Deed from Henry G. Cisneros, Secretary of Housing and Urban Development of Washington D.C., of record in Book 10178, Page 945, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

0347097
IDENTIF. ↑ REFERENCE

97 SEP 10 AM 11:28
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

DCTN01WC



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

RECEIVED OF _____

FOR _____

BOOK 10603 PG 646

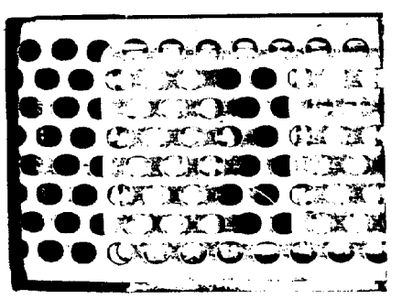
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	69900.00
CON TX	258.63
PRFEE	1.00
WDEED	8.00
TOTAL	267.63
CHECK	267.63

09/10/97 01 11:30 0001 7060

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0347097
IDENTIF. ◆ REFERENCE

97 SEP 10 AM 11:28
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1196516