Box 58-A

This Instrument Prepared By:
Marshall L. Hix, Esquire
COMBOS HIX & GRAY
1600 First American Center
Nashville, Tennessee 37238-1620

BOOK 10677 PG 495

Address New Owner	Send Tax Bills To:	Map & Parcel Nos.:
James A. Hall **1505 Celebration Way** **Nashville, TN 37211**	**SAME**	**Map and Parcel No.** **172-8B-102**

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **SUNTRUST BANK, NASHVILLE, N. A., TRUSTEE UNDER WILL GERTRUDE HILTON** (herein referred to as "Grantor") have this day bargained and sold and, by these presents, do hereby transfer and convey unto **JAMES A. HALL and wife, MARIE RUBY HALL** (herein referred to collectively as "Grantee"), its successors and assigns, forever, the following described tract or parcel of land located in Davidson County, Tennessee, to-wit:

> LAND in Davidson County, Tennessee, being Lot No. 102 on the Plan of Bridle Downs Subdivision, formerly known as Forest Acres, Section III, Phase I, of record in Book 6900, Page 546, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.
>
> BEING the same property conveyed to Robert C. Hilton and wife, Gertrude Hilton by deed from DLD Construction Company, a sole proprietorship, and which is filed for record in Book 8258, Page 832, in the Register's Office for Davidson County, Tennessee.
>
> Gertrude Hilton having predeceased Robert C. Hilton, vesting fee simple title in Robert C. Hilton. Robert C. Hilton having since died, and, pursuant to the terms of the Last Will and Testament of Robert C. Hilton, not having been admitted to probate, the property is vested in SunTrust Bank, Nashville, N. A. (formerly Third National Bank in Nashville), Trustee, under the Last Will and Testament of Gertrude Hilton, of record in Will Book 185, page 259, Probate Court of Davidson County, Tennessee.
>
> This is improved property located at 1505 Celebration Way, Nashville, Tennessee 37211.

TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon and the appurtenances thereunto belonging unto the said Grantee, its successors and assigns, in fee simple, forever.

Grantor covenant with the Grantee that they are lawfully seized and possessed of said property, that they have a good and lawful right to sell and convey the same, and that the property is free from any lien or encumbrance whatsoever, except for applicable subdivision plan, zoning and building regulations, all visible easements, restrictions and limitations of record, and 1997 real estate taxes, which are being prorated.

Grantor further covenant with the Grantee and binds themselves, their heirs and assigns, to warrant and forever defend the title thereto of said tract or parcel of land to the said Grantee, its successors and assigns, against the lawful claims and demands of all persons whomsoever.

All warranties of Grantor herein contained are expressly limited to those persons or parties claiming by, through or under Grantor, but no further or otherwise.

WITNESS this the 5th day of November, 1997.

GRANTOR:
SUNTRUST BANK, NASHVILLE, N.A.,
TRUSTEE UNDER WILL GERTRUDE HILTON
By: _____
William L. Fuson
Title: Vice President and Trust
Real Estate Officer

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $142,000.00.

_____
AFFIANT

Subscribed and sworn to before me, this 5th day of November, 1997.

_____
NOTARY PUBLIC

My Commission Expires:
October 25, 2000

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STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public of said County and State, William L. Fuson, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who, upon oath, further acknowledged that he is the Vice President and Trust Real Estate Officer of SunTrust Bank, Nashville, N. A., Trustee, the maker, and is authorized by the maker to execute this instrument on behalf of the maker.

WITNESS my hand, at office, this 5th day of November, 1997.

Marshall Z. King
NOTARY PUBLIC

My Commission Expires:
October 25, 2000

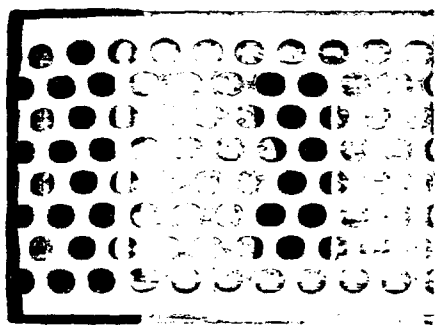
0367904

IDENTIFICATION/REFERENCE

97 NOV -7 PM 4:01

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

9547 11/07 0101 03CHECK 3 538.40



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

RECEIVED OF _____

FOR _____

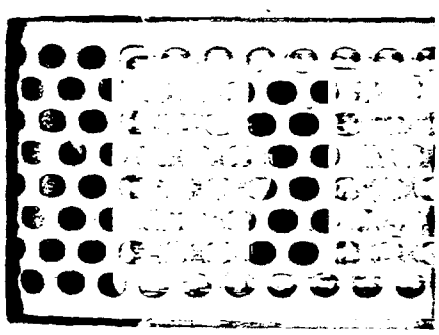
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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 142000.00
CON TX 525.40
PRFEE 1.00
WDEED 12.00
TOTAL 538.40
CHECK 538.40

11/07/97 01 16:04 0001 9547
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0367904
IDENTIFICATION REFERENCE

97 NOV -7 PM 4:01
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1218739