Person
Kem

BK/ 10748 PG 379

98 JAN -6 PM 3:12

REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

03871135

This Instrument prepared by:
Stokes & Bartholomew, P.A.
424 Church Street, Suite 2800
Nashville, Tennessee 37219

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL
Nathan Wall	Same	Map 51-8
P. O. Box 278		Parcel 99
Whites Creek, Tennessee 37189		

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, UNION PLANTERS BANK, NATIONAL ASSOCIATION (the "Grantor"), has bargained and sold, and by these presents does transfer and convey unto Nathan Wall (the "Grantee"), Grantee's successors/heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED HEREIN BY THIS REFERENCE.

This conveyance of the property herein, and all covenants and warranties of Grantor contained herein, are made expressly subject to those matters set forth on EXHIBIT B which is attached hereto and incorporated herein by reference. This deed contains a restrictive covenant prohibiting the use of the Property as a bank or other financial institution for a period of one (1) year following the date of this deed.

This is improved property known as 1009 Gallatin Road, Nashville, Tennessee.

TO HAVE AND TO HOLD the said tracts or parcels of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, and Grantee's successors/heirs and assigns forever.

Grantor does covenant and bind itself, and its successors and assigns, to warrant specially and forever defend the title to the Property to the said Grantee, Grantee's successors/heirs and assigns, against the lawful claims arising through or under the Grantor, but not further or otherwise

IN WITNESS WHEREOF, the Grantor has caused this Special Warranty Deed to be executed this 6th day of January, 1998.

UNION PLANTERS BANK, NATIONAL ASSOCIATION

By: Bruce E. Hammond

Its: EVP

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public of said county and state, Bruce E. Hammond, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Executive Vice President, of Union Planters Bank, National Association, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 6th day of January, 1998.

Carol M Maxson

Notary Public

CAROLE MAXSON NOTARY PUBLIC AT LARGE

My Commission Expires:
9/23/2000

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 235,000 00.

Affiant

Subscribed and sworn to before me this 6th day of January, 1998.

CAROLE MAXSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

Carol M Maxson

Notary Public

My Commission Expires:
9/23/2000

EXHIBIT A

[Legal Description]

Land in Davidson County, Tennessee, being a part of Lot No. 3 on the Map showing Subdivision of Lots Nos. 2 and 5 of Montague Subdivision, as of record in Book 421, page 192, Register's Office of Davidson County, Tennessee and described as follows:

Beginning at a point, the southeast intersection of Gallatin Road, as now widened and located, and Brink Haven Avenue, being in the approximate west line of a 50 foot street running along the east line of the Nashville & Gallatin Interurban Railroad right-of-way, now abandoned, and shown on said plan of record in Book 421, page 192, said Register's Office; thence with the margin of Brink Haven Avenue, easterly 192 feet to a point; thence southerly 115 feet to a point; thence westerly 192 feet to the easterly margin of Gallatin Road as now widened and located; thence with the margin of the same northerly 115 feet to the point of beginning.

Being the same property conveyed to Union Planters Bank of Middle Tennessee, National Association, a national banking association, the same now being known as Union Planters Bank, National Association, by deed from Union Planters National Bank, a national banking association of record in Book 9433, page 423, said Register's Office.

EXHIBIT B

[Permitted Encumbrances]

1. Taxes for the year 1998 and all subsequent years, a lien, but not yet due and payable.

2. Encroachments, overlaps, boundary line disputes, shortages in area, or other matters which would be disclosed by an accurate survey or inspection of the premises, it being acknowledged by the parties that Grantor does not warrant the specific boundary lines of the property.

9103 01/06 0101 03CHECK 886.50

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10748 PG 383

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 235000.00

CON TX 869.50

PRFEE 1.00

WDEED 16.00

TOTAL 886.50

CHECK 886.50

01/06/98 01 15:15 0001 9103

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03874.35

IDENTIFICATION REFERENCE

98 JAN -6 PM 3:12

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1239780