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GENERAL WARRANTY DEED BOOK 10840 PG 80

FROM:	RONNIE PROPHET, Grantor	This instrument was prepared by: Jeffrey R. King Farris, Warfield & Kanaday, PLC Suite 1900 SunTrust Center Nashville, Tennessee 37219
TO:	SUNTRUST BANK, NASHVILLE, N.A., Grantee	

Address New Owner(s) as Follows:	Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes	Map-Parcel Numbers
201 4th Avenue North P.O. Box 305110 Nashville, TN 37212-5110	New owner	104-4-140 and 141

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is SIX HUNDRED FIFTY THOUSAND and 00/100 Dollars ($650,000.00).

Affiant

SUBSCRIBED AND SWORN TO before me, this the 16th day of March, 1998.

Notary Public

My Commission Expires: 1-27-01

FOR AND IN CONSIDERATION OF the sum of SIX HUNDRED FIFTY THOUSAND and 00/100 Dollars ($650,000.00), the receipt and sufficiency of which are hereby acknowledged, Ronnie Prophet (the "Grantor") has bargained and sold, and by these presents does transfer and convey unto SunTrust Bank, Nashville, N.A. (the "Grantee"), its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, more particularly described on Exhibit A attached hereto and incorporated herein by this reference (the "Property").

The Property is unimproved property known as 1026 and 1028 17th Avenue South, Nashville, Tennessee.

This conveyance is expressly made subject to those matters more specifically set forth on Exhibit B attached hereto and incorporated herein by this reference.

TO HAVE AND TO HOLD the Property with the appurtenances, estate, title and interest thereto belonging to the Grantee, its successors and assigns forever.

And Grantor does covenant with the Grantee that Grantor is lawfully seized and possessed of the Property in fee simple, Grantor has a good right to convey the Property, and the Property is unencumbered and unrestricted except as to those matters set forth on Exhibit B, to which this conveyance is expressly made subject.

Grantor does further covenant and bind Grantor, his heirs, successors and assigns to warrant and forever defend the title to the Property to the Grantee, its successors and assigns against the lawful claims of all persons whomsoever except as to those matters set forth on Exhibit B, to which this conveyance is expressly made subject.

Gloria A. Prophet, wife of Grantor, joins in this conveyance for the sole purpose of conveying any marital rights she may have in the Property.

Witness our hands this 16th day of March, 1998.

RONNIE PROPHET

GLORIA A. PROPHET

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Dawn Reed, a Notary Public of said County and State, RONNIE PROPHET, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 16th day of March, 1998.

Dawn L. Reed
Notary Public

My Commission Expires: 1-27-01

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Dawn Reed, a Notary Public of said County and State, GLORIA A. PROPHET, 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 16th day of March, 1998.

Dawn L. Reed
Notary Public

My Commission Expires: 1-27-01

04 12886
IDENTIF. ↑ REFERENCE

98 MAR 16 PM 4:17

ELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

6531 03/16 0101 03CHECK 2422.00

EXHIBIT A

Property Description

LOT 10:

Land in Davidson County, Tennessee, being Lot No. 10 on the Plan of J. P. W. Brown's Subdivision as of record in Book 161, page 88, Register's Office of Davidson County, Tennessee and more particularly described as follows:

Commencing at an iron rod in the easterly right-of-way margin of 17th Avenue South said iron road being the southwest corner of the Lincoln Court Condominiums property as of record in book 7357, page 854, Register's Office of Davidson County, Tennessee; thence S 7 deg. 30' E 98.29 feet to the point of beginning, the northwest corner of Lot No. 10; thence with the common line between Lot No. 10 and Lot No. 11 N 81 deg. 12' E 162.5 feet to an iron rod in the westerly margin of an alley; thence S 7 deg. 30' E 50.0 feet to an iron rod; thence S 81 deg. 12' W 162.5 feet to an iron rod in the easterly margin of 17th Avenue south; thence with said right-of-way N 7 deg. 30' W 50.0 feet to the point of beginning said tract containing 8123 square feet more or less.

BEING the same property conveyed to Ronnie Prophet, by Deed of Record in Book 5935, page 930, Register's Office for Davidson County, Tennessee.

LOT 11:

Land in Davidson County, Tennessee, being Lot No. 11 on the Plan of J. P. W. Brown's Subdivision as of record in Book 161, page 88, Register's Office of Davidson County, Tennessee and more particularly described as follows:

Commencing at an iron rod in the easterly right-of-way margin of 17th Avenue South said iron rod being in the southwest corner of the Lincoln Court condominiums property as of record in Book 7357, page 854, Register's Office of Davidson County, Tennessee; thence, S. 7 deg. 30' E 50.0 feet to the point of beginning, the northwest corner of Lot No. 11; thence with the common line between Lot No. 11 and Lot No. 12 N 81 deg. 12' E 162.5 feet to an iron rod in the westerly margin of an alley; thence S 7 deg. 30' E 48.29 feet to an iron rod; thence S 81 deg. 12' W 162.5 feet to an iron rod in the easterly margin of 17th Avenue South; thence with said right-of-way N 7 deg. 30' W 48.29 feet to the point of beginning, said tract containing 7845 square feet more or less.

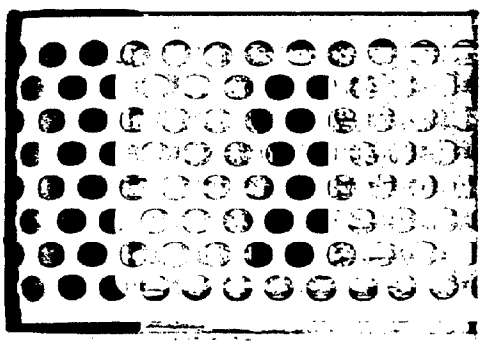
BEING the same property conveyed to Ronnie Prophet, by Deed of Record in Book 5950, page 988, Register's Office for Davidson County, Tennessee.

EXHIBIT B

Encumbrances

1. Taxes for 1998 constitute a lien, but are not yet due and payable.

2. All matters shown on the plat recorded in Book 161, page 88, said Register's Office.



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

RECEIVED OF _____

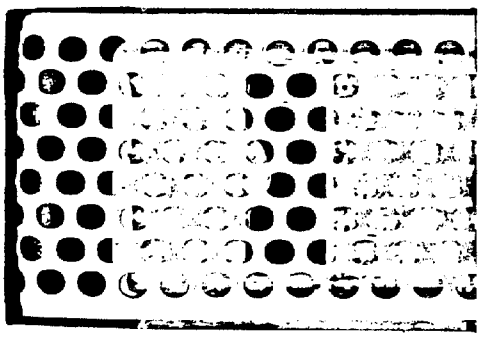
FOR _____

BOOK 10840 PG 84

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 650000.00	
			CON TX 2405.00	
			PRFEE 1.00	
			WDEED 16.00	
			TOTAL 2422.00	
			CHECK 2422.00	
03/16/98	01	16:16 0001	6531	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0412886
IDENTIF. ← REFERENCE

98 MAR 16 PM 4:17
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1266896