PREPARED BY:
BANKERS TITLE & ESCROW CORP
3310 WEST END AVE.
NASHVILLE, TN 37203

RETURN TO:

Box 50-6
14

BOOK 10962 PG 208

THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $***263,900.00

Claudia Michele Beck
Affiant

Subscribed and sworn to before me this 29th day of May, 1998.

F. L. HOOD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires: Sept 23 2000

ADDRESS OF NEW OWNER

CLAUDIA MICHELE BECK
1016 Graybar Lane
Nashville, Tennessee 37215

SEND TAX BILLS TO

MAP & PARCEL NOS.

MAP 118-9
PARCEL 107

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TWO HUNDRED SIXTY THREE THOUSAND NINE HUNDRED AND 00/100 ($***263,900.00) DOLLARS, cash in hand paid by the hereinafter named Grantee the receipt of which is hereby acknowledged, we, JOHN W. CULCLASURE and JAMES A. COVINGTON, both unmarried, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto CLAUDIA MICHELE BECK, _____, hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 19 on the Plan of Section One, Oriental Golf Club Subdivsion, as of record in Plat Book 1424, page 10, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to John W. Culclasure and James A. Covington, both unmarried, as tenants in common, by deed from Richard R. Dodd and wife, Dana Simbeck Dodd, of record in Book 10545, page 556, Register's Office for Davidson County, Tennessee.

This is improved property known as 1016 Graybar Lane, Nashville, Tennessee 37215.

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, her heirs and assigns, forever.

GRANTORS COVENANT with the said GRANTEE that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee.

2. Matters, if any, shown on the plan of Oriental Golf Club Subdivision of record in Book 1424, page 10, Register's Office for Davidson County, Tennessee.

GRANTORS FURTHER COVENANT and bind themselves, their heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 29th day of May, 1998.

JOHN W. CULCLASURE

JAMES A. COVINGTON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JOHN W. CULCLASURE and JAMES A COVINGTON, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 29th day of May, 1998, 1996.

Notary Public

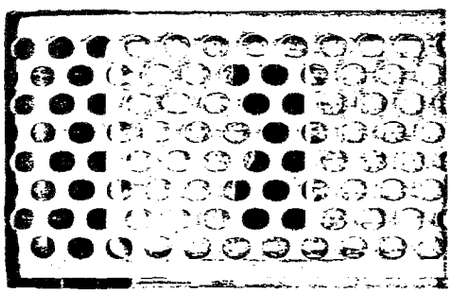
My Commission Expires: 9/29/2001

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

0446129
IDENTIF. + REFERENCE
98 JUN -4 AM 10:26
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

6030 06/04 0101 03CHECK 985.43

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



RECEIVED OF _____

FOR _____

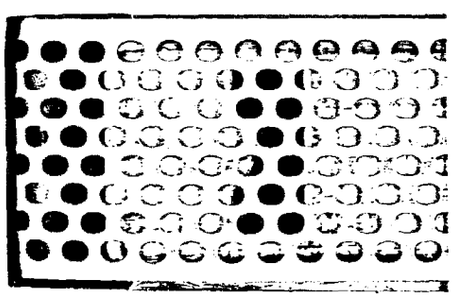
BOOK 10962 PG 210

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
263900.00
CON TX 976.43
PRFEE 1.00
WDEED 8.00
TOTAL 985.43
CHECK 985.43
06/04/98 01 10:29 0001 6030

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



04461.29
IDENTIF. & REFERENCE

98 JUN -4 AM 10:26
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1301933