PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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E-mail: wilkins.ivey@worldnet.att.net

BOOK 10998 PAGE 715

W & I Ref: (cmw) Title No: 40079
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
David C. Humphreys Susan W. Humphreys 6017 Post Road Nashville, TN 37205	SunTrust Mortgage, Inc. P.O. Box 100100 Atlanta, GA 30348

TAX MAP-PARCEL NUMBERS: 116-13-82 08DZ 74340

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 170000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **David A. Young and spouse, Suzanne B. Young,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **David C. Humphreys and spouse, Susan W. Humphreys,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being lot No. 50 on the Plan of Harding Park of record in Plat Book 2331, Page 120, Register's Office for said County.

SAID Lot No. 50 fronts 108 feet on the easterly margin of Post Road and extends back 203.8 feet on the southerly line and 204.6 feet on the northerly line to a dead line in the rear, measuring 108 feet thereon.

BEING the same property conveyed to David A. Young by deed from M. Kate Sheesley (formerly M. Kate Anderson) and husband, Kenneth David Sheesley of record in Book 7047, Page 968, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 1998, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 2331, Page 120, said Register's Office, which Plan shows a 50 foot minimum building setback line from Post Road and 20 foot easement for public utility purposes along the rear and southerly line(s) of said lot.

This is improved property, known as: 6017 Post Road, Nashville, TN 37205

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 29th day of June, 1998.

David A. Young

Suzanne B. Young

State of Tennessee
County of Davidson

On this 29th day of June, 1998, before me the undersigned authority, personally appeared **David A. Young** and **Suzanne B. Young**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 170000.00

Susan W. Humphreys
Affiant

Sworn and subscribed before me on the 29th day of June, 1998.

Notary Public

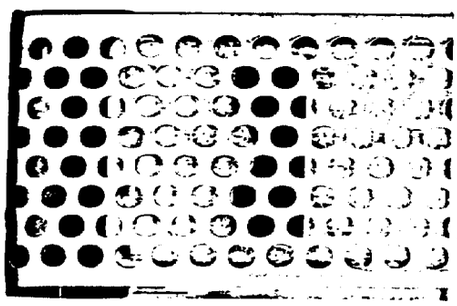
My Commission Expires: CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

0456931
IDENTIF. & REFERENCE
98 JUN 30 PM 12:52
REGISTER
DAVIDSON COUNTY, TN.

7650 06/30 0101 03CHECK 638.

Widoc: Deed Wty—12/92

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
170000.00
CON TX 629.00
PRFEE 1.00
WDEED 8.00
TOTAL 638.00
CHECK 638.00

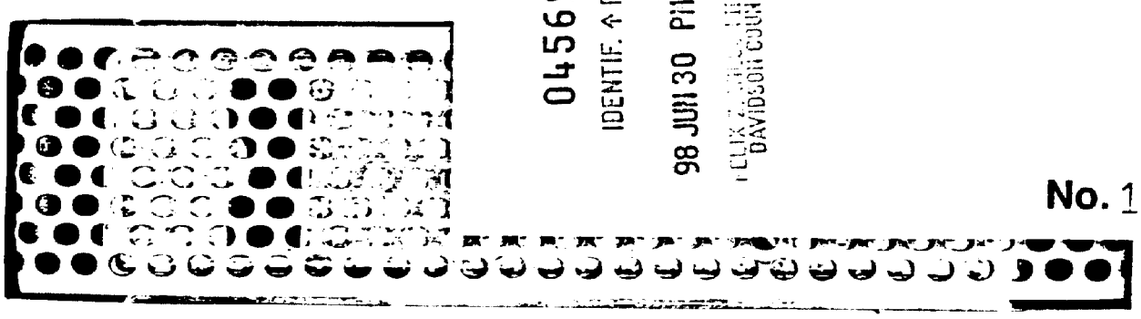
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/30/98 01 12:53 0001 7650

045693 I.
IDENTIF. # REFERENCE

98 JUN 30 PM 12:52

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.



No. 1313441