WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 120,000.00

Gary P. Kelley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 9th DAY OF July 19 98

I. DYKE TATUM
Notary Public

MY COMMISSION EXPIRES: May 27, 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
GARY P. KELLEY (NAME)	FT MORTGAGE COMPANIES D/B/A FIRST TENNESSEE (NAME) MORTGAGE	142-O-62
334 BELLEVUE ROAD (ADDRESS)	2974 LBJ FREEWAY, SUITE 200 (ADDRESS)	09D-22795
NASHVILLE, TN 37221 (CITY) (STATE) (ZIP)	DALLAS, TX 75234 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, DONALD PAUL MARTIN AND WIFE, ELLEN FAY MARTIN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO GARY P. KELLEY AND WIFE, NANCY M. KELLEY

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in DAVIDSON County, Tennessee, and being more particularly described according to a survey by CAMPBELL SURVEYING, R.L.S. #1673, dated March 22, 1994 and a survey by LESLIE FLOWERS, R.L.S. #1659, JOHN KOHL & COMPANY, P.C., dated June 29, 1998, as follows:

BEGINNING at a point in the North right-of-way line of the Railroad in the South line of a private roadway (now known as BELLEVUE ROAD) at the Southeast corner of the Bellevue Methodist Church parsonage lot; thence easterly along said railroad right-of-way, 173 feet, more or less, to a point at the Southwest corner of Forehand property described at deed of record in Book 2104, page 419, Register's Office for DAVIDSON County, Tennessee; thence with Forehand's westerly line, northeasterly 272 feet, more or less, to a point in the South line of Sadie L. Herrin land; thence westerly 173 feet, more or less, to the Northeast corner of the said church lot; thence with the easterly line of the same, southerly 277 feet, more or less, to the point of BEGINNING.

BEING the same property conveyed to DONALD PAUL MARTIN AND WIFE, ELLEN FAY MARTIN, by deed from Charles Patrick Johnson and wife, Linda Coursey Johnson, of record in Book 9298, page 174, Register's Office for DAVIDSON County, Tennessee.

*** CONTINUED ***

unimproved ( )
This is improved (X) property, known as 334 BELLEVUE ROAD, NASHVILLE, TN 37221
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 9th day of July 19 98

Donald Paul Martin
DONALD PAUL MARTIN

Ellen Fay Martin
ELLEN FAY MARTIN

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 DONALD PAUL MARTIN AND WIFE, ELLEN FAY MARTIN

the bargainor S, 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 at NASHVILLE, Tennessee, this 9th day of July, 19 98

Commission expires May 27, 2001

I. DYKE TATUM
Notary Public

NOTARY PUBLIC AT LARGE STATE OF ILLINOIS

*** LEGAL DESCRIPTION CONTINUATION

Subject to a Right-of-Way Deed of record in Book 2547, page 323, Register's Office for DAVIDSON County, Tennessee.

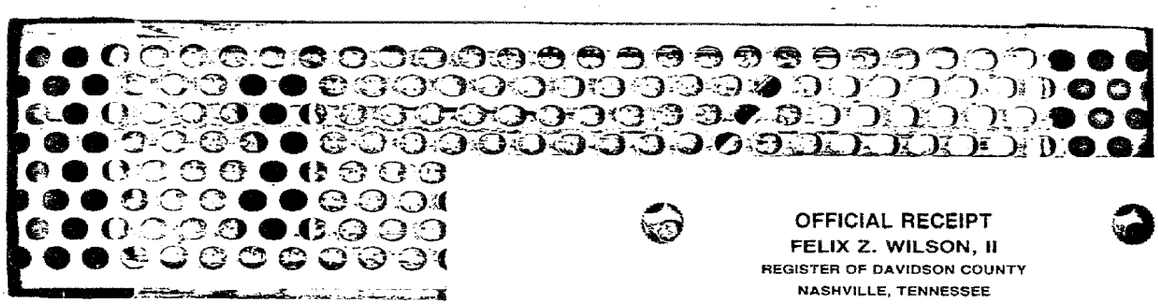
Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

SOURCE OF DESCRIPTION: Survey dated June 29, 1998, made by:
LESLIE FLOWERS, License No. 1659
JOHN KOHL & COMPANY, P.C.
400 Seventh Avenue South
Nashville, TN 37203

0461500
IDENTIF. & REFERENCE

98 JUL 13 PM 1:18
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

2549 07/13 0101 03CHECK 455.00



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

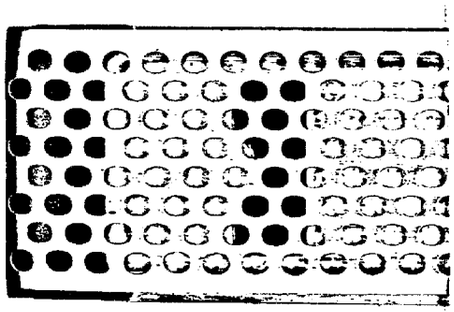
RECEIVED OF _____

FOR _____

BOOK 11017 PAGE 616

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 120000.00
CON TX 444.00
PRFEE 1.00
MDEED 8.00
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 2.00
TOTAL 455.00
CHECK 455.00

98 JUL 13 PM 1:19
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY

0461500 IDENTIF. ↑ REFERENCE

07/13/98 01 13:19 0001 2549

No. 1318253