FILED

BOOK 11080 PAGE 833

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 40,000.00

Karla D. Bass
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF August 19 98

Notary Public

MY COMMISSION EXPIRES: 1-20-99
(AFFIX SEAL)

ZANA C. PETTY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mary Katherine Owens (NAME)	First American National Bank (NAME)	MAP 81-3
2121 12th Avenue North (ADDRESS)	First American Center (ADDRESS)	PARCEL 207
Nashville, TN 37208 (CITY) (STATE) (ZIP)	Nashville, TN 37237 (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, Augustine Currie and Tom Oliver Owens and Gertie B. King and Ruth Jackson, Heirs of Eskimo Heard

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mary Katherine Owens/and Charles B. Bass, married unmarried

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:

Being the Southerly 46 ft. of Lot No. 36 on the Map of P. E. Raymond's Subdivision of record in Book 57, Page 63, Register's Office for Davidson County, Tennessee and more specifically described as follows:

Beginning at a point in the west margin of 12th Avenue North, formerly Songster Street, the southeast corner of said Lot No. 36; thence westerly along the South line of Lot 36, 135 feet, more or less, to the East margin of a 16 foot alley; thence northerly with the east margin of said alley 46 feet to a point in the westerly line of Lot 36; thence easterly and parallel with the south line of Lot 36, 135 feet, more or less, to a point in the westerly margin of 12th Avenue North, the easterly line of Lot No. 36; thence southerly along the westerly margin of 12th Avenue North, the easterly margin of Lot 36, 46 feet to the point of beginning.

BEING the same property conveyed to LeRoy Heard and wife, Eskimo Heard by deed from George Gianikas, of record in Book 3163, Page 559, Register's Office for said County. The said LeRoy Heard and wife, Eskimo Heard now deceased; LeRoy Heard having predeceased Eskimo Heard. Augustine Currie, Tom Oliver Owens, Gertie B. King, and Ruth Jackson being the sole heirs of Eskimo Heard.

Power of Attorney of record in Book 11080, Page 830 *; Register's Office for said County. *and Book 11080, Page 831 and Book 11080, Page 832.

unimproved ( )
This is improved (X) property, known as 2121 12th Avenue North, Nashville, TN 37208
(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 18th day of August 19 98

Augustine Currie by Augustine Currie Attny-in-fact
Augustine Currie

Gertie B. King by Augustine Currie Attny-in-fact
Gertie B. King

Tom Oliver Owens
Tom Oliver Owens

Ruth Jackson by Augustine Currie Attny-in-fact
Ruth Jackson

STATE OF OHIO
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19_____ .

Commission expires _____ _____
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon_____ oath(s) acknowledged _____to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____on this the _____ day of _____ 19_____ .

My commission expires _____ _____
Notary Public

STATE OF ~~Ohio~~ Ohio
COUNTY OF Richland

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, Augustine Currie, 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 on behalf of Tom Oliver Owens, Gertie B. King and Ruth Jackson as their Attorney in Fact as the free act and deed of the within named Tom Oliver Owens, Gertie B. King and Ruth Jackson. Witness my hand and official seal at Mansfield, Ohio the 18 day of August 1998.

ROBERTA BREWSTER
NOTARY PUBLIC, STATE OF OHIO
My Commission Expires June 19, 2000

My Commission Expires: Roberta Brewster-May

STATE OF Ohio
COUNTY OF Richland

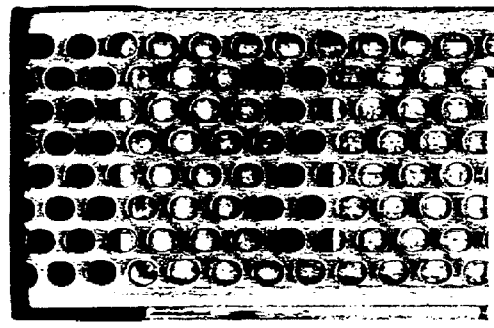
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Augustine Currie, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.
Witness my hand and official seal at Mansfield, Ohio, this 18 day of August 1998 .

ROBERTA BREWSTER
NOTARY PUBLIC, STATE OF OHIO
My Commission Expires June 19, 2000

My Commission Expires: Roberta Brewster-May

0479389
IDENTIF. & REFERENCE
98 AUG 25 PM 2:26
RICHLAND COUNTY, TN.

1279 08/25 0101 CKCHECK 159.00



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

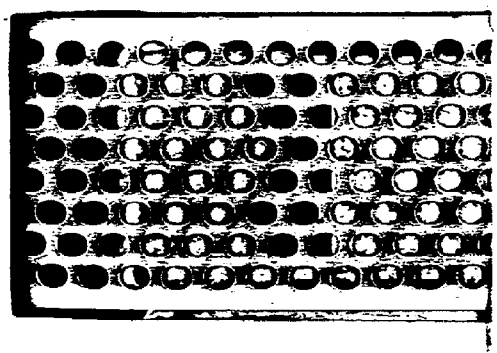
RECEIVED OF _____

FOR _____

BOOK 11080 PAGE 835

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 40000.00
				CON TX 148.00
				PRFEE 1.00
				WDEED 8.00
				CFEE 2.00
				TOTAL 159.00
				CHECK 159.00
08/25/98	01		14:27 0001	1729



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0479389 IDENTIF. # REFERENCE

98 AUG 25 PM 2:26

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

No. 1337215