PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
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W & I Ref: (gj) Title No: 40268
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Jeffrey A. Grissom Natalie W. Grissom 1833 Primrose Avenue Nashville, Tennessee 37212	First Republic Mortgage Corp. 3212 West End Avenue, Suite 500 Nashville, Tennessee 37203

TAX MAP-PARCEL NUMBERS: 117-04-363

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 158,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Stephen L. Million and spouse, Cynthia F. Million,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Jeffrey A. Grissom and spouse, Natalie W. Grissom,** 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. 4 Block C on the Plan of Belmont Terrace Annex, No. 4 of record in Plat Book 974, Page 97, Register's Office for said County.

SAID Lot No. 4 of Block C fronts 65 feet on the southwesterly margin of Primrose Avenue and extends back 173.7 feet on the northwesterly line and 184.4 feet on the southeasterly line to a dead line in the rear, measuring 67 feet thereon.

BEING the same property conveyed to Stephen L. Million and wife, Cynthia F. Million by deed from Martha Patrice McNellis and husband, Wendell M. Tomlin, Jr., of record in Book 9103, Page 821, 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 974, Page 97, said Register's Office, which Plan shows a 30 foot minimum building setback line from Primrose Avenue and 10 foot easement for public utility purposes along the rear line(s) of said lot; Restrictive covenants of record in Book 1774, Page 492, Book 1191, Page 223, said Register's Office.

This is improved property, known as: 1833 Primrose Avenue, Nashville, Tennessee 37212

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 31st day of August, 1998.

Stephen L. Million **Cynthia F. Million**

State of Tennessee
County of Davidson

On this 31st day of August, 1998, before me the undersigned authority, personally appeared **Stephen L. Million** and **Cynthia F. Million**, 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: _____

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

State of Tennessee
County of Davidson

My Commission Expires 9/18/99

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 158,000.00

Natalie W. Grissom
Affiant

Sworn and subscribed before me on the 31st day of August, 1998.

My Commission Expires: _____

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires 9/18/99

0484070

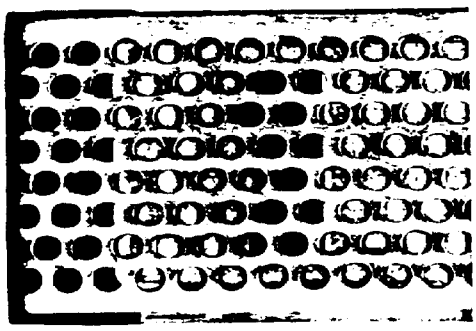
IDENTIFICATION REFERENCE

98 SEP -3 PM 1:34

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

98082 98/03 0101 03CHECK 595.00

Wilson Deed Wtp 12/92



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

RECEIVED OF _____

FOR _____

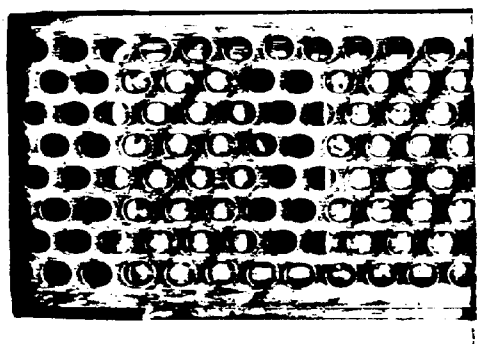
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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
158000.00
CON TX 564.60
PRFEE 1.00
WDEED 8.00
OFEE 2.00
TOTAL 595.60
CHECK 595.60

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0484070
IDENTIF. ↑ REFERENCE

98 SEP -3 PM 1:34
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1342119