THIS INSTRUMENT PREPARED BY:
Randall C. Haynes, Attorney at Law
Suite 350
2021 Richard Jones Road
Nashville, Tennessee 37215-2874

WARRANTY DEED

BOOK 11111 PAGE 748

Name & Address of Property Owner:	Name & Address of Entity Responsible for Payment of Real Property Taxes:	Map-Parcels No. 105-9, 220 And 105-9, 221
Robert J. Shaub and Robert Brian Shaub Shaub Construction Co. P.O. Box 40160 Nashville, Tn. 37204	Same	

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, W. Blair Childrey ("Grantor"), a widower, has bargained and sold, and by these presents does transfer and convey unto Robert J. Shaub and Robert Brian Shaub, equal co-owners as Joint Tenants without the right of survivorship ("Grantees"), Grantees' heirs, successors and assigns, certain tracts or parcels of land in Davidson County, State of Tennessee, described in Exhibit "A" which is attached hereto and incorporated herein by reference (the "Property").

TO HAVE AND TO HOLD the said tracts or parcels of land, with the appurtenances, estate, title, and interest thereto belonging to said Grantees as equal Joint Tenants without the right of survivorship, Grantees' heirs, successors and assigns, forever.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or fair market value, whichever is greater, for this transfer is $77,500.00.

AFFIANT

R. C. HAYNES NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Subscribed and sworn to before me this the 24th day of July, 1998.

NOTARY PUBLIC

My Commission expires: 3/27/99.

This is improved property and an additional vacant lot located at 2012 and 2014 12th Avenue South in Nashville, Davidson County, Tennessee.

Grantor covenants with Grantees that the Property is free from all encumbrances made or suffered by Grantor, except real estate taxes for 1998, which have been prorated between Grantors and Grantees as of this date.

Grantor does further covenant and bind himself, to warrant and forever defend the title to the Property to said Grantees, their heirs, successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor has caused this Deed to be executed this 23rd day of July, 1998.

W. BLAIR CHILDREY

STATE OF FLORIDA)
COUNTY OF St. Lucie)

Personally appeared before me, W. Blair Childrey of said County, St. Lucie, the within named GRANTOR, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, this 23 day of July, 1998.

NOTARY PUBLIC

My Commission expires: April 19, 1999.

NOTARY PUBLIC STATE OF FLORIDA
DANIEL J. STONE
COMMISSION # CC 453970
EXPIRES APR 19,1999
BONDED THRU
ATLANTIC BONDING CO., INC.

IDENTIFICATION REFERENCE 0487653

98 SEP 14 PM 2:53

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

Exhibit A
To the Deed of Real Property of W. Blair Childrey
to
Robert J. Shaub and Robert Brian Shaub
Located at
2012 and 2014 12th Avenue, South, Nashville, Davidson County, Tennessee

TWO CERTAIN TRACTS OR PARCELS OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Parcel 1
Land in Davidson County, Tennessee, being a part of Lot 5 on the Plan of A. B. Hills Subdivision of the Plant Lands, as of record in Book 332, Page 65, Register's Office for said County, and being described according to a survey made by John Kohl, Surveyor, dated July 9, 1971, as follows:

Said part of said lot fronts 51.70 feet on the easterly side of 12th Avenue South and is described as beginning at a point in the easterly margin of 12th Avenue South, as widened, at a point 52.00 feet southerly from the southerly margin of Caldwell Avenue; thence leaving the margin of 12th Avenue South , South 83 deg. 15' East 140.62 feet to a point in the westerly margin of an alley; thence with the margin of the same, South 6 deg. 30' East 52.00 feet to a point; thence North 83 deg. 15' West 142.15 feet to a point in the easterly margin of 12th Avenue South; as widened, thence with the margin of the same North 4 deg 49' West 51.70 feet to the point of beginning.

Being the same property conveyed to W.B. Childrey by deed from Albert Knox, a married man, with the deed entered into by his wife, Patricia Ann Knox for the purpose of releasing any and all rights she may have in and to the above described property, especially her marital rights, of record in Book 5350, Page 517, Register's Office for Davidson County, Tennessee.

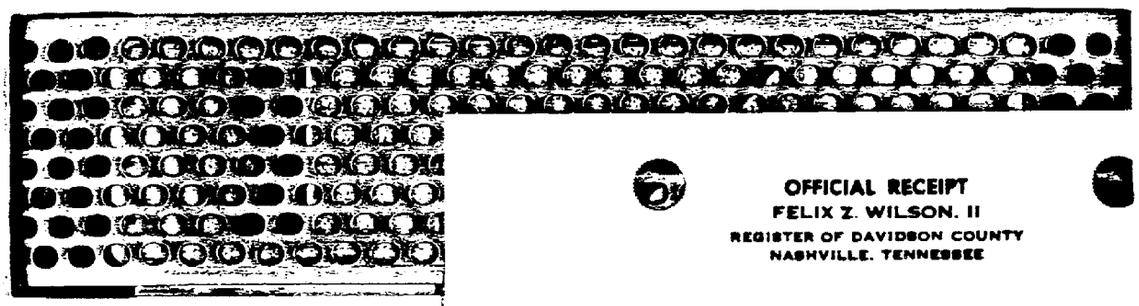
Parcel 2

Land in Davidson County, Tennessee, being Lot No.6 in A B. Hill's Subdivision of the Plant Lands, a plan of which is of record in Book 332, Page 65, Register's Office for said County.

Said Lot No. 6 fronts 52 feet on the easterly side of 12th Avenue South, formerly Kayne Avenue, and extends back eastwardly between parallel lines, with the south margin of Caldwell Avenue 150 feet to an alley in the rear.

Being the same property conveyed to W. Blair Childrey by deed from Dan Leech and wife, Mable Leech, of record in Book 4537, Page 638 of the Register's Office for Davidson County, Tennessee.

0563 09/14/2101 03CHECK 301.75



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

RECEIVED OF _____

FOR _____

BOOK 11111 PAGE 751

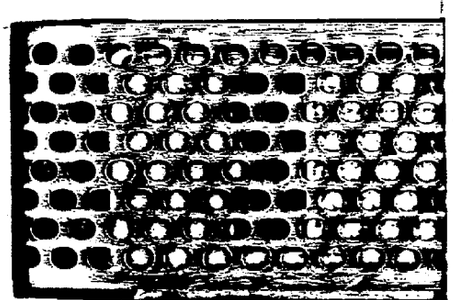
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	77500.00
CON TX	286.75
PRFEE	1.00
WDEED	12.00
CFEE	2.00
TOTAL	301.75
CHECK	301.75

09/14/98 01 14:54 0001 0563

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0487653
IDENTIF. & REFERENCE

98 SEP 14 PM 2:53
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1345954