BOX 25-B

THIS INSTRUMENT PREPARED BY:
Robert F. Spann, Attorney
Washington Square, Suite 400
Nashville, TN 37201-1476

WARRANTY DEED

State of Tennessee)
County of Davidson)

The actual consideration of value, whichever is greater, for this transfer is ~~$80,000.00~~.

Edward David Luster
Affiant

Sworn to and subscribed before me this 20 day of September, 2000.

NOTARY PUBLIC

My Commission Expires: 7-27-01

Davidson County DEEDWARR
Recvd: 09/21/00 09:26 2pgs
Fees:11.00 Taxes:296.00
20000921-0093802

ADDRESS - NEW OWNER	SEND TAX BILLS TO:	MAP/PARCEL NUMBER:
Edward David Luster	Same	Map 81-11
1125 Rogana Rd		Parcel 306
Bethpage, TN 37022		

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **E. T. Davis and James A. Oldham**, hereinafter called "Grantor", has bargained and sold, and by these presents does transfer and convey unto **Edward David Luster**, hereinafter called "Grantee", his heirs and assigns, forever, a certain tract or parcel of land situated in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 1 on the Map of W. M. Butler's Subdivision, as of record in Book 57, page 98, Register's Office for Davidson County Tennessee, to which plan reference is here made for a more complete and accurate description.

Said Lot No. 1 fronts 54 feet on the northerly side of Buchanan Street, formerly Hydes Ferry Pike, and runs back 200 feet, more or less on the westerly line, and 217 feet, more or less, on the easterly line, with the westerly margin of an alley, to an alley, measuriong 49.2 feet thereon..

Being the same property conveyed to E. T. Davis and James A. Oldham by deed from George H. Jones and wife, Pauline G. Jones, of record in Book 9247, page 963, Register's Office for Davidson County, Tennessee.

This is improved property known as 1506 Buchanan Street, Nashville, TN 37208.

The above-described property is not the place of usual residence of Grantors, herein.

TO HAVE AND TO HOLD the said property, with all appurtenances, estate, title, and interest thereto belonging to the Grantee, his heirs and assigns forever; and Grantor does covenant with the said Grantee that we 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 Grantor does further covenant and bind ourselves, our heirs, assigns

and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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 my hand this 20 day of September, 2000.

E. T. Davis

E. T. Davis

James A. Oldham

James A. Oldham

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, **E. T. Davis and James A. Oldham**, the Bargainer, 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 this 20 day of September, 2000.

NOTARY PUBLIC

My Commission Expires: 7-27-01