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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 31,320.00

Michael B. Bearden
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF September, 1981.

Notary Public

MY COMMISSION EXPIRES: 10-18-81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILLIAM D. CASTLEMAN, ATTORNEY, 219 Second Avenue, North, Nashville, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MICHAEL B. BEARDEN, et ux (NAME)	SAME (NAME)	Map 10 Parcel 2
1903 McGavock Pike (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par
Nashville, TN 37216 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, LARRY D. FLATT, et ux, RAE JEAN FLATT

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MICHAEL B. BEARDEN, et ux, CYNTHIA F. BEARDEN

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:

A portion of land located in the Second Civil District (formerly the 13th Civil District), Davidson County, Tennessee, and described as follows:

BEGINNING at an iron pin on the Southern right-of-way line of McCool Road, thence South 24 deg. 06' East along the Eastern margin of a private road (McCool Drive) 142.1 feet to a point, thence South 64 deg. 29' 20" East 317.23 feet to a point, thence South 61 deg. 11' 40" East 152.62 feet to a point, thence South 57 deg. 54' East 254.86 feet to a point, thence South 71 deg. 36' 30" East 133.87 feet to a point, thence South 85 deg. 19' East 219.50 feet to a concrete monument, thence leaving McCool Drive North 38 deg. 28' 39" East 1,296.98 feet to a concrete monument, thence North 69 deg. 25' East 471.7 feet to an iron pin being the Northeast corner, thence South 28 deg. 03' East 238.6 feet to an iron pin, thence South 14 deg. 21' West 635.3 feet to a concrete monument, thence South 65 deg. 51' West 470.3 feet to an iron pin, thence South 4 deg. 55' West 203.0 feet to an iron pin, thence South 84 deg. 46' East 56.05 feet to a concrete monument, thence South 7 deg. 46' West 438.8 feet to an iron pin, thence South 3 deg. 20' East 100.30 feet to an iron pin being the Southeast corner, thence South 76 deg. 31' West 91.90 feet to an iron pin, thence North 86 deg. 15' West 219 feet to an iron pin along a fence, thence North 88 deg. 05' West 604.40 feet to a concrete monument by an ash tree, thence North 12 deg. 35' West 92.0 feet to an iron pin, thence North 62 deg. 36' West 334.41 feet to an iron pin, thence North 75 deg. 10' West 187.17 feet to a concrete monument, thence North 34 deg. 06' 16" East 397.58 feet to a concrete monument on the Southern margin of McCool Drive, thence along McCool Drive, North 57 deg. 54' West 190.19 feet to a point, thence North 61 deg. 11' 40" West 146.88 feet to a point, thence North 64 deg. 29' 20" West 335.23 feet to a point, thence North 24 deg. 06' West 167.96 feet to a point on the Southern right-of-way line of McCool Road, thence along right-of-way line on a curve of arc length 17.813 feet, a chord bearing of North 73 deg. 46' 30"

(Continued on back page)

unimproved (X)
This is improved ( ) property, known as 35.624 acres + Davidson County, Tennessee
(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 hands this 16th day of September, 1981

X Rae Jean Flatt
RAE JEAN FLATT

X Larry D. Flatt
LARRY D. FLATT

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named LARRY D. FLATT, etux, RAE JEAN FLATT

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 16th day of September, 19 81

Commission expires 10-18-81

Notary Public

STATE OF TENNESSEE
Davidson County

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 (their several oaths) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed 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

WARRANTY DEED

FROM

LARRY D. FLATT, et ux,

RAE JEAN FLATT

TO

MICHAEL B. BEARDEN, et ux,

CYNTHIA F. BEARDEN

G60866

IDENTIF. REFERENCE

SEP 22 3 09 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Lawyers Title of Middle Tennessee, Inc.

Titles Guaranteed

NASHVILLE, TENN.

DESCRIPTION Continued....
East 17.810 feet to a point, thence North 75 deg. 36' East 32.20 feet to the point of beginning, containing 35.624 acres more or less.

BEING part of the same property conveyed to Larry D. Flatt, et ux, Rae Jean Flatt, by deed from William Gifford, and wife, Sue Gifford, of record in Book 5003, Page 18, Register's Office for Davidson County, Tennessee.

09/22 87.83-

9223

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

RECEIVED OF _____

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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

31320.00- CO
81.38 CO TX
.50 PRFEE.
6.00 WDEED
CHECK 87.88-
9222A09/22/81 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

660866

IDENTIF. REFERENCE

SEP 22 3 09 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 844671