This Form furnished by Attorneys Title Company, Inc.

BOOK 5804 PAGE 13 Form No. WD-3

FROM

Heirs at law of Roberta L. McFarlin

TO

Elizabeth C. Pendergrass and
Janie C. Palmer

For draftsman's use

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Elizabeth C. Pendergrass et al. (NAME)	Same (NAME)	Map 187
Burkitt Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Pt. of Parcel 13
Antioch, Tennessee 37013 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	5D-20551

662840

IDENTIFICATION REFERENCE

(FOR REGISTER'S USE)

Oct 6 2 33 PM '81

FILED AND RECORDED
DAVIDSON COUNTY, TENN.

RUSH

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$ 20,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF October, 19 81

Notary Public

MY COMMISSION EXPIRES October 17, 1982

(AFFIX SEAL)

For and in Consideration of the sum of TWENTY THOUSAND AND NO/100ths----------

----------$20,000.00---------- **DOLLARS**

cash in hand paid by Elizabeth C. Pendergrass and Janie C. Palmer, the receipt of which is hereby acknowledged, JAMES N. MCFARLIN, Individually and as attorney-in-fact for all other heirs at law of Roberta L. McFarlin pursuant to the powers granted to him by power of attorney instruments recorded in Book 5797, page 829 to 876, inclusive, Register's Office for Davidson County, Tennessee,

.....have bargained and sold, and by these presents do transfer and convey unto the said

Elizabeth C. Pendergrass and Janie C. Palmer, their

.....heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in the Fifth Civil District of Davidson County, Tennessee, being Tract No. 5 of the division of Roberta L. McFarlin property not of record, and being described according to a survey of J. Bruce Rainey, Surveyor, No. 823, dated August 28, 1981, as follows:

Beginning at an iron pin set on the southerly margin of Burkitt Road (25 feet south of the centerline), said Point of beginning being 835.40 feet easterly from the northeast corner of the Gordon Wheeler land of record in Book 3705, page 85, Register's Office for Davidson County, Tennessee; thence with said margin South 86° 31' 43" East 200.04 feet to an iron

pin; thence leaving the margin of said Road South 04° 35' 14" West 926.01 feet to an iron pin; thence South 85° 24' 46" East 235.00 feet to an iron pin; thence South 05° 52' 27" West 586.65 feet to an iron pin; thence North 85° 24' 46" West 421.83 feet to an iron pin; thence North 04° 35' 14" East 1508.61 feet to the point of beginning, containing 10.01 acres, more or less.

Being part of the same property conveyed to Roberta McFarland by deed from Mrs. B. H. McFarland, widow of B. H. McFarland, deceased, C. J. McFarland, Ben H. McFarland, Jr., Miss Annie Pearl McFarland, Mrs. Lena McFarland Nichols and Mrs. Rebecca McFarland Green of record in Book 1023, page 633, Register's Office for Davidson County, Tennessee, the said Roberta McFarland having since died intestate on January 3, 1980.

Roberta L. McFarlin and Roberta McFarland are one and the same person

The heirs at law of Roberta L. McFarlin are James N. McFarlin, Benajah H. McFarlin, Jr., William Turner McFarlin, Ellen M. Jennings, Mary Lou Holmes, Roberta Green Cothran, Allen J. Green, Jr., Ben L. Green, J. T. Williams, Mrs. John H. Payne, Jr., Charlotte McFarlin Suffredini, Mrs. Clyde Martin, N. E. McFarlin, Jr., Mrs. Richard C. Smith, Christine M. Bess, John W. McFarlin, Carolyn B. Brown, David L. Ballew, Jrs. Billy McClain, Mrs. T. J. Evans, Mrs. Edward Harding, Berry D. Nichols, Jr., Rebecca Thompson, Robert Allen Nichols and Herbert Nichols.

This conveyance is made subject to the following restrictive covenants, which shall expire on September 30, 2001, and which shall be covenants running with the land applicable to all twelve (12) tracts of land fronting on Burkitt Road and being a division of Roberta L. McFarlin property as shown on said survey of J. Bruce Rainey dated August 28, 1981, the same to inure to the benefit of all grantees, their heirs and assigns of said tracts:
1. No trailer or mobile home, basement house, garage, barn or other building may be used as temporary or permanent living quarters.
2. No commercial swine or poultry may be kept on property.
3. No storage of junk cars, storage of building materials or any other offensive or unsightly storage may be placed on tracts.
The titleholders of any of said tracts shall have the right to enforce or compel compliance with said covenants, or prevent the violation of any of them, by action of law or equity, including injunctive relief.

This is unimproved property, known as Burkitt Road, Antioch, Tennessee 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said ELIZABETH C. PENDERGRASS AND JANIE C. PALMER, their heirs and assigns, forever.

And we do covenant with the said ELIZABETH C. PENDERGRASS AND JANIE C. PALMER 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.

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 ELIZABETH C. PENDERGRASS AND JANIE C. PALMER, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS my hand this 6th day of October, 1981.

James N. McFarlin, Individually

All other heirs at law of Roberta L. McFarlin

By James N. McFarlin
James N. McFarlin, Attorney-in-fact

Form No. WD3b

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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On this 6th day of October, 1981, before me personally appeared James N. McFarlin, to me known to be the person who executed the foregoing instrument in behalf of the heirs at law of Roberta L. McFarlin, and acknowledged that he executed the same as the free act and deed of said heirs.

WITNESS my hand and official seal at Nashville, Tennessee, this 6th day of October, 1981.

Notary Public

My Commission expires:
October 7, 1982

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 James N. McFarlin, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 6th day of October, 1981.

Notary Public

My Commission expires:
October 7, 1982

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5804 PAGE 16

RECEIVED OF _____

FOR _____

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			20000.00- CO	
			52.00 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	61.50-
			1607A10/06/81 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

662840

IDENTIF. REFERENCE

OCT 6 2 33 PM '81

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 846964