This Form furnished by Attorneys Title Company, Inc.

Form No. WD-3

FROM

Miller G. Kimbrough, Trustee

TO

Robert S. McDonald and Clyde Driver
d/b/a McDonald & Driver Garden Center

For draftsman's use

BOOK 5984 PAGE 870

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert S.McDonald & Clyde Driver (NAME)	Robert S. McDonald (NAME)	65-13
4801 Lebanon Road (STREET ADDRESS OR ROUTE NUMBER)	4801 Lebanon Road (STREET ADDRESS)	Par 2 ac
Hermitage, Tn 37076 (CITY) (STATE) (P. O. ZIP)	Hermitage, Tn 37076 (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

H 23686

IDENTIF. REFERENCE

DEC 30 11 52 AM '82

FELIX Z. HILL ON JT. REGISTER
DAVIDSON COUNTY, TN

RUSH

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 16,000.00 Clyde Driver
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF December 1982

Jo Ann Smith
Notary Public

MY COMMISSION EXPIRES: July 28, 1983
(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC

For and in Consideration of the sum of Sixteen Thousand and No/100 ----------

----------($16,000.00)---------- DOLLARS

Cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged

I, Miller G. Kimbrough, Trustee

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

Robert S. McDonald and Clyde Driver d/b/a McDonald & Driver Garden Center

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 4th Civil District of Davidson County, Tennessee, described according to a survey made by Clay D. Couch, Jr., December 10, 1982, as follows, to-wit:

Beginning at an iron pipe in the westerly line of Lot No. 1 on the Plan of Sherwood Forest, Section 1, as of record in Book 4175, page 153, Register's Office for Davidson County, Tennessee, said point being located 285 feet, more or less, in a northerly direction from the center line of Lebanon Road, U. S. Highway 70; thence South 72° 27' West 44.54 feet, more or less, to an existing iron pin in the easterly line of the McDonald Driver lands; thence with the McDonald Driver lands the following calls and distances: North 10° 51' West 80.80 feet to a point; thence North 38° 47' West 51.52 feet to a point; thence North 52° 23' West 142.92 feet to an existing iron pin; thence south 80° 48' West 161.96 feet to an existing iron pin; thence South 13° 25' East 269.50 feet to an existing iron pin located in the westerly line of the McDonald Driver lands, and the northerly line of the Resubdivision, Tract No. 1, Leland Bush Subdivision; thence with the northerly line of said Resub., Tract No. 1, Leland Bush Subdivision, South 73° 23' West 145.68 feet to an existing iron pin; thence continuing with said Leland Bush Sub. northerly line, South 79° 12' West 220.27 feet to an existing iron pin in the easterly line of the Merritt lands; thence with the easterly line of the Merritt Lands, North 4° 21' East 904.64 feet to a point in the southerly line of the Merritt lands; thence with Merritts southerly line South 84° 13' East 348.95 feet to an existing concrete monument, the westerly line of Lot 262, Sherwood Forest, Section 4, of record in Book 4460, page 182, Register's Office for Davidson County, Tennessee; thence with the westerly line of said Lot on said plan, South 45° 45' East 42.50 feet to an existing concrete monument in the westerly line of Lot No. 8, Sherwood Forest, Section 1, of record in Book 4175, page 153, Register's Office for Davidson County, Tennessee; thence with the westerly line of Lots 8, 7, 6, and 5 as shown on said plan, South 17° 19' West 347.87 feet to a monument in the westerly line of Lot No. 5; thence with the westerly line of Lots 4, 3, 2 and 1, as shown on said plan South 18° 00' East 344.29 feet to an iron pipe located in the westerly line of Lot No. 1, the point of beginning, and containing 8.19 acres, more or less.

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Being part of the same property conveyed to Miller G. Kimbrough, Trustee, of record in Book 4013, page 863, Register's Office for Davidson County, Tennessee.

THIS conveyance is made subject to the rights of others in and to a cemetery or graveyard located on the premises.

unimproved (X)
This is improved ( ) property, known as _____ (House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Robert S. McDonald and Clyde Driver d/b/a McDonald & Driver Garden Center their heirs and assigns, forever.

And I do covenant with the said Robert S. McDonald and Clyde Driver d/b/a McDonald & Driver Garden Center that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, Miller G. Kimbrough, Trustee do further covenant and bind myself, my successors ~~XXXX~~ and representatives, to warrant and forever defend the title to the said land to the said Robert S. McDonald and Clyde Driver d/b/a McDonald & Driver Garden Center their heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 30th day of December, 19 82, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Miller G. Kimbrough, Trustee

Miller G. Kimbrough, Trustee

Form No. WD3b

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 Miller G. Kimbrough, Trustee

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 30th day of December, 1982

Jo Ann Smith, Notary Public

Commission Expires Feb. 12, 1983

STATE OF
County of

Personally appeared before me, , a Notary Public in and for said County and State, the within named

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

Witness my hand and official seal at , this day of , 19

, Notary Public

Commission Expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, , a Notary Public of the State and County aforesaid, personally appeared ,

with whom I am personally acquainted, and who, upon oath, acknowledged self to be of the ,

the within named bargainor, a corporation, and that he as such , being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as .

Witness my hand and seal, at office in ,

this day of , 19 .

, Notary Public.

Commission expires .

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 2 3 6 8 2

IDENTIF. REFERENCE

Dec 30 11 53 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 918440