THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney at Law
100 New Long Hollow Pike
Goodlettsville, Tennessee 37072

WARRANTY DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.:
Malcolm L. Stephens 4048 Yoest Dr. Nashville, TN 37207	SAME	54 Par. 145.2

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid, and other good and valuable considerations,* the receipt of all of which is hereby acknowledged, LOU IRIS WEBB, hereinafter referred to as the "GRANTOR," has bargained and sold, and by these presents does transfer and convey unto the said MALCOLM L. STEPHENS and wife, ANNIE P. STEPHENS, hereinafter referred to as the "GRANTEES," 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 Tenth Civil District of Davidson County, Tennessee, being Tract No. 1 on the unrecorded survey of the C. H. Phelan, property dated April 22, 1980, by Donald R. Carver, surveyor, and described as follows:

BEGINNING at an iron pin in the northwesterly margin of Brick Church Pike, said point being 424.68 feet, more or less, northeast of the intersection of Shaw Road and Brick Church Pike; thence North 02° 01' East 1,952.00 feet to an iron pin; thence North 88° 00' East 215.00 feet to an iron pin; thence South 3° 00' West 636.30 feet to an iron pin; thence South 4° 45' West 426.70 feet to an iron pin; thence south 3° 00' West 677.70 feet to an iron pin in the northwesterly margin of Brick Church Pike; thence with said margin of Brick Church Pike South 39° 00' West 285.00 feet to the point of beginning and containing 8.11 acres, more or less.

Being the same property conveyed to Lou Iris Webb, by deed from Jack T. Webb, by Quitclaim deed filed simultaneously herewith.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns, forever.

And I, the GRANTOR, do covenant with the said GRANTEE that I am lawfully seized and possessed of said land in fee simple, have

a good right to convey it and warrant that the same is unencumbered.

And I, the GRANTOR, do further covenant and bind myself and my heirs 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.

WITNESS my hand on this the 18 day of May, 1984, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Lou Iris Webb
LOU IRIS WEBB

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 LOU IRIS WEBB, the bargainor, with whom I am personally acquainted and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal, this the 18 day of March, 1984.

Linda B Wilcox
NOTARY PUBLIC

My Commission Expires: 4/30/84

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 15,000.00.

Annie P. Stephens
AFFIANT

Sworn to and subscribed before me, this the 18 day of May, 1984.

Linda B Wilcox
NOTARY PUBLIC

My Commission Expires: 4/30/84

THIS IS UNIMPROVED PROPERTY KNOWN AS _____

MAIL ENT.

I 24091

IDENTIF. REFERENCE

MAY 23 2 02 PM '84

FELIX A. MILLIGAN REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6298 PAGE 452

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

15000.00- CAMT.
39.00 CSTAX
.50 PRFEE
6.00 MBSCD
CHECK 45.50-
8947A05/23/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 24091

IDENTIF. REFERENCE

MAY 23 2 02 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0038404