This instrument prepared by Ervin M. Entrekin, Attorney, 26th Floor, First American Center, Nashville, Tennessee 37238

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NOS.
Harold F. Roll, Trustee 694 Tahoee Circle Stone Mountain, Georgia	SAME	34-2-57

BOOK 5372 PAGE 880

FOR NO CASH CONSIDERATION, but with the understanding that Grantee will acquire and convey to Grantor property having an equity value of One Hundred Fifty Thousand Dollars ($150,000.00) subject to loans in an aggregate amount of not less than Four Hundred Thousand Dollars ($400,000.00) principal that can be paid off without penalty, said property to be designated by Grantor within forty-five days of this deed and closed within one hundred eighty (180) days from date hereof in order to qualify as a tax free exchange of property under Section 1031 of the Internal Revenue Code,

I, VALDA MARTZ, hereinafter called the Grantor, have this day bargained and sold and do hereby transfer and convey unto HAROLD F. ROLL, TRUSTEE, with full power to mortgage, sell, transfer, and convey without the joinder of any beneficiary, the Grantee herein, his successors and assigns, the following described real estate in Davidson County, Tennessee, and more particularly described as follows, to-wit:

Land in the 2nd District of Davidson County, Tennessee, being the property of J. H. Jenkins and wife, Bonnie S. Jenkins, as of record in Book 5337, page 197, Register's office, Davidson County, Tennessee, described according to a survey made by Donald R. Carver, Surveyor, Lic. #271, dated October 26, 1982, as follows:

BEGINNING at an iron pin in the southerly right of way of Gallatin Pike 140 feet westerly from Twin Hills Drive; thence South 43° East 670 feet to an iron pin by a post, thence south 50° 46' 29" West approximately 300 feet to a point, thence North 43° West 679.50 feet to an iron pin in the Southerly right of way of Gallatin Road; thence, North 50° East 300 feet to the point of begining, containing 4.72 acres, more or less.

Being part of the same real property conveyed to Valda Martz by deed from Bonnie S. Jenkins and husband of record in Book 5957, page 700, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:

1. Deed of Trust executed by Valda Martz and husband Sam Martz to J. C. Garrett, III, Trustee of record in Book 5957, page 703, said Register's Office to secure the Bank of Goodlettsville, a note dated October 27, 1982, for the sum of $250,000.00, subject to the terms and conditions therein.

2.. Deed of Trust executed by Valda Martz and husband Sam Martz to Homer R. Ayers, Trustee, of record in Book 5957, page 703, said Register's Office, to Bonnie S. Jenkins and husband, two notes dated October 27, 1982; one note for the sum of $8,500.00, due six months from date, and one note for the sum of $250,000.00, subject to the terms and conditions therein.

3. Easement for sanitary sewers and/or storm drainage of record in Book 5587, page 499, and in Book 5561, page 104, said Register's Office.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee, his successors and assigns forever. I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered except as otherwise stated herein and current taxes for the year 1984.

I further covenant and bind myself, my heirs, representatives and assigns to warrant and forever defend the title to said real estate to the said Harold F. Roll, Trustee, his successors and assigns, against the lawful claims of all persons.

Whenever 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 31st day of August, 1984

Valda Martz

VALDA MARTZ

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $550,000.00.

Subscribed and sworn to before me, this the 31 day of August, 1984.

Harold T. Lee
AFFIANT

Patty J. Welch
NOTARY PUBLIC

BOOK 6372 PAGE 881

MY COMMISSION EXPIRES: January 19, 1986
(AFFIX SEAL)

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 VALDA MARTZ, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 31st day of August, 1984.

Patty J. Welch
NOTARY PUBLIC

MY COMMISSION EXPIRES: January 19, 1986

PATTY J. WELCH NOTARY PUBLIC DAVIDSON COUNTY, TENN.

I 4 7 0 7 1

T IDENTIF. REFERENCE

AUG 31 4 53 PM '84

FILED & RECORDED IN REGISTER DAVIDSON COUNTY, TN

08/31-1436.50- CHECK

7194

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6372 PAGE 882

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
			550000.00- CAMT.	
			1430.00 CSTAX	
			.50 PRFEE	
			6.00 MDEED	
			0.00	1436.50-
			7194A08/31/84	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 4 7 0 7 I

IDENTIF. REFERENCE

AUG 31 4 53 PM '84

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

No. 0065815