This instrument prepared by: Milton W. Smith, Jr., Atty.
4301 Hillsboro Rd., Suite 221
Nashville, TN 37215

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Lee A. Beaman	(SAME)	Map 132-16
NAME:	NAME:	
837 Glen Leven Drive		Parcel 14
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37204		OH-06165
(CITY) (P.O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

BOOK 6384 PAGE 371

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) *Dollars*, cash in hand paid by the Grantee , hereinafter named, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Frank A. Woods and wife, Jayne Ann Woods, hereinafter called Grantees,

have this day bargained and sold, and do hereby transfer and convey unto the said Lee A. Beaman hereinafter called Grantee, his ~~XXXXXXX~~ *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

[SEE ATTACHED LEGAL DESCRIPTION]

REGISTER'S OFFICE DAVIDSON COUNTY, TN
SEP 18 1 28 PM '84
IDENTIFICATION REFERENCE
150423

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater, for this transfer is $ 875,000.00 172

Subscribed and sworn to before me, this the 18th day of September, 1984

Affiant

My commission expires 11-1-87 (Affix Seal)

Notary Public

unimproved( )
This is improved (XX) property, known as 837 Glen Leven Drive, Nashville, TN 37204
(House Number) (Street) (P.O. Address) (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, his ~~XXXXXXX~~ *heirs and assigns forever.* We *covenant that* we are *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 for 1984 taxes which have been prorated and payment thereof assumed by Grantee,

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantee, his ~~XXXXXX~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our *hands this* 18th *day of* September, 84 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Frank A. Woods

Jayne Ann Woods

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personallly appeared before me, the undersigned *a Notary Public in and for said County and State,* Frank A. Woods and wife, Jayne Ann Woods (or proved to me on the basis of satisfactory evidence) *the within named bargainor.S, with whom I am personally acquainted, and who acknowledged that* they *executed the within instrument for the purpose therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 18th *day of* September *19*84.

Teresa Schmitz
Notary Public

Commission expires 11-1-87

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 .....

WARRANTY DEED
FROM
Frank A. Woods and wife, Jayne Ann Woods
TO
Lee A. Beaman

Compliments of
Colonial Title Company
Suite 221, Continental Plaza
4301 HILLSBORO ROAD
NASHVILLE, TENNESSEE 37215

LEGAL DESCRIPTION

Being a part of Lot No. 4 of the Mullen Tract and of the Sarah B. Mullen 18 Acre Dower Tract, on the plan of the Mullen Lands, as of record in Minute Book 1, page 103, of the Chancery Court at Nashville, described as follows:

Beginning at an iron pin, the southwest corner of a tract of land heretofore conveyed by Joseph R. West, Clerk & Master of the Chancery Court of Nashville for Davidson County, Tennessee, to Overton Thompson by deed of record in Book 736, page 474, in the Register's Office of Davidson County, Tennessee, and further identified by being the northwest corner of a tract of land conveyed to M. P. O'Connor by deed of record in Book 518, page 526, of the Register's Office of Davidson County, Tennessee; thence north 3° 55' east 375 feet 9 inches to an iron pin; thence south 83° 5' each 490 feet 8 inches to an iron pin; thence south 74° east 411 feet 7 inches to a point in the center of Glen Leven Road; thence south 12° west 344 feet to a point in the center of the northerly end of a 50 foot right-of-way granted by Douglas M. Wright and others to Nashville Trust Company, Trustee, by deed dated October 28, 1918, and recorded in Book 515, page 5, of the Register's Office of Davidson County, Tennessee, and in the center of the present Glen Leven Road; thence south 82-3/4° west 112 feet 6 inches to a point, being some 25 feet west of a small branch or creek which is the northeast corner of the O'Connor tract heretofore mentioned; and thence north 78° 45' west 720 feet to the point of beginning, containing 7.634 acres, and being the tract on which the Overton Thompson residence is located.

Altho the bridge and entrance to this tract is not entirely included by the dimensions heretofore given, it is expressly intended that they do include said bridge and entrance, being the same bridge which was expressly excluded and retained by Overton Thompson and wife, Margaret Thompson, in deed to Margaret Creighton Hayes, which is of record in Book 1196, page 277, of the Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Frank A. Woods and wife, Jayne Ann Woods by deed from David P. Caldwell and wife, Yvonne D. Caldwell of record in Book 5280, page 952, said Register's Office.

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

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CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			875000.00- CAMT.	
			2275.00 CSTAX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK 2284.50-	
1331	A	09/18/84	BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 5 0 4 2 3

IDENTIF. REFERENCE

SEP 18 1 28 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0069835