[Address New Owner:	]Send Tax Bills to:	]Map-Parcel Numbers]
[John W. Griffin	]	]]
[d/b/a Griffin	]	] MAP 162-07,]
[Contractors	] Same	] Parcel 185]
[P.O. Box 813	]	] p/o MAP 162,]
[Mt. Juliet, TN 37122	]	] Parcel 51]
[	]	]]

[This instrument prepared by: Boult, Cummings, Conners & Berry (ATF)]
[P.O. Box 198062, Nashville, Tennessee 37219]

WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are acknowledged, B & P Developments, a Tennessee general partnership composed of Frank Batson and Dave Parker ("Grantors") bargained and sold, and hereby transfer and convey to John W. Griffin d/b/a Griffin Contractors, a Tennessee sole proprietorship ("Grantee"), Grantee's heirs, successors and assigns, certain land in Davidson County, Tennessee, being more particularly described in Exhibit A attached hereto and incorporated herein by reference (the "Property").

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to Grantee, Grantee's heirs, successors and assigns, forever.

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Real estate taxes for the current year, which have been prorated between the parties and assumed by Grantee.

2. Restrictive covenants contained in instrument of record in Book 6243, page 80, said Register's Office.

3. All matters shown on the Plan of record in Book 6250, page 39, saide Register's Office. (Lot 21)

4. All matters shown on the Plan of record in Book 6250, page 611, said Register's Office. (Lot 46)

5. Easement for sanitary sewer line from E.E. Chadwell and wife, Pearl Belle Chadwell et al. to First Suburban Water Utility District of Davidson County, Tennessee (Radnor Water District) of record in Book 3799, page 179, Register's Office for

Davidson County, Tennessee, as shown on the plat of record in Book 6250, page 611, said Register's Office. (Affects Lot 46 only).

Grantors covenant with Grantee that Grantors are lawfully seized and possessed of the Property in fee simple; that Grantors have a good right to convey the Property; and that the Property is unencumbered except as set forth herein.

Grantors further covenant to warrant and forever defend the title to the Property to Grantee, Grantee's heirs, successors and assigns against the lawful claims of all persons.

Executed this 3rd day of December, 1985.

B & P DEVELOPMENTS, a Tennessee General Partnership

By: Frank C. Batson
Frank C. Batson, Partner

By: David H. Parker
David H. Parker, Partner

58277

IDENTIFICATION REFERENCE

DEC 4 4 13 PM '85
FELIX Z. WILSON JT. REGISTER
DAVIDSON COUNTY, TN

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]
[The actual consideration or value, whichever is greater, for]
[this transfer is $25,800.00.]
[ ]
[ ]
[Affiant]
[ ]
[Subscribed and sworn to before me this 3rd day of]
[December, 1985.]
[ ]
[ ]
[Notary Public]
[My commission Expires: 3-8-89]

This is unimproved property, known as Lot 21 of Section 1 and Lot 46 of Section 2-A of Whittemore Valley Subdivision.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Tammy H. Grove, a Notary Public of the state and county aforesaid, personally appeared Frank C. Batson and David H. Parker, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be partners of B&P Developments, the within named bargainor, a partnership, and that they as such partners executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by themselves as partners.

WITNESS my hand and seal, this 3rd day of December, 1985.

Tammy H. Grove
Notary Public

My Commission Expires: 1-25-86

EXHIBIT A

TRACT I:

Land in the 5th Civil District of Davidson County, Tennessee, being Lot No. 21, Whittemore Valley Subdivision, Section 1, as recorded on the plan of record in Book 6250, page 39, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

TRACT II:

Land in the 5th Civil District of Davidson County, Tennessee, being Lot No. 46, Whittemore Valley Subdivision, Section 2-A, as recorded on the plan of record in Book 6250, page 611, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being part of the same property conveyed to B & P Developments, a Partnership, by deed from Gordon Mason Chadwell, et al., of record in Book 6282, page 312, Register's Office for Davidson County, Tennessee.

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____ BOOK 6726 PAGE 714

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
			2580[illegible].00- CAMT.	
			67.00 CSTAX	
			.50 [illegible]	
			9.00 WDEED	
			CHECK	76.50-
			2987A12/04/85 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

58277.

IDENTIFICATION REFERENCE

Dec 4 4 13 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 198053