STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 36,540.00

Bonnie Beneke
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 8th DAY OF May 19 86

Larry L. Westbrook
Notary Public

MY COMMISSION EXPIRES: June 5, 1989
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Larry L. Westbrook, Attorney P. O. Box 150349, Nashville, Tennessee 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Jan Dick (NAME)	Atlantic Coast Mortgage Company (NAME)	Map 153
Route 5, South Harpeth Road (STREET ADDRESS OR ROUTE NUMBER)	3975 University Drive (STREET ADDRESS)	Parcel 12
Nashville, Tn 37221 (CITY) (STATE) (P. O. ZIP)	Fairfax, Va. 22030 (CITY) (STATE) (ZIP)	9D-42500

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Bonnie Webb, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jan Dick and Bonnie Beneke

HEREINAFTER CALLED 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 35th Civil District, formerly the 9th Civil District, of Davidson County, Tennessee, and described as follows:

Beginning at the head of a lane in the center of the South Harpeth Road; also Mitchell's eastward line; thence north 68 1/2 deg. east 60 1/4 poles to a white oak tree and hickory pointer; thence south 48 deg. west 75 1/2 poles more or less, to the center of County Road; thence north about 2 deg. west meandering with the center of the road 26 1/4 poles to the point of beginning.

Being the same property conveyed to Bonnie Webb, a single person by deed from Margaret Allen, a single person, of record in Book 5313, page 130, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights-of-way for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the grantees herein.

This is unimproved ( ) improved (XX) property, known as Route 5, South Harpeth Road, Nashville, Tn 37221
(House Number) (Street) (P O Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever, and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever 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 her hand this 8th day of May, 19 86

Bonnie Webb
Bonnie Webb

STATE OF TENNESSEE
Davidson County

BOOK 6855 PAGE 428

Personally appeared before me, Larry N. Westbrook, a Notary Public in and for said County and State, the within named Bonnie Webb

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 8th day of May 19 86.

Commission expires June 5, 1989

Larry N. Westbrook
Notary Public

LARRY N. WESTBROOK NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who (his oath) (himself) upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) as such _____ (they) and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such, _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19___.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

Bonnie Webb

TO

Jan Dick and Bonnie Beneke

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37208

IDENTIFICATION REFERENCE

00301

MAY 13 1 49 PM '86
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

BOOK 6855 PAGE 429

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
			36450.00- CAPT.	
			94.90 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 101.40-	
			3453A05/13/86 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00301

IDENTIFT REFERENCE

MAY 13 1 43 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 247295