This Instrument Prepared By:
William F. Carpenter III
Waller Lansden Dortch & Davis
2100 One Commerce Place
Nashville, TN 37239
615/244-6380

BOOK 6861 PAGE 500

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
G. Dean Goodsell, Jr.	Same	155-3
Route #1, Box 78 (NAME)	(NAME)	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Dickson, TN 37055		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Fifty Thousand ($50,000) and No/100ths *Dollars,*

William F. Carpenter, Jr. and wife, Clare D. Carpenter

have this day bargained and sold, and do hereby transfer and convey unto the said G. Dean Goodsell, Jr., an unmarried person

his
the Grantee, herein, ~~his~~ (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Please see attached Exhibit A

0 2 2 1.5

IDENTIFICATION REFERENCE

May 19 3 53 PM '86

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 50,000.00

Affiant

Subscribed and sworn to before me, this the 15th day of May, 19 86

Notary Public

My commission expires: 9-9-89
(Affix Seal)

This is unimproved (X) property, known as (House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), 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.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs 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 our hands this 15th *day of* May, 19 86, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Wm F Carpenter, Jr.

Clare D. Carpenter, by Wm F Carpenter, Jr. attorney in fact

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Anita McBride, *a Notary Public in and for said County and State,* William F. Carpenter, Jr.,

the within named bargainor, with whom I am personally acquainted, and who acknowledged that he *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 15th *day of* May, *19*86.

Anita McBride
Notary Public

Commission expires 9-9-89

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
William F. Carpenter, Jr. and wife
Clare D. Carpenter

TO
G. Dean Goodsell, Jr.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

Exhibit A

Land lying in the 9th Civil District of said County, described according to a copy of a survey by Southern Land & Associates, Inc., dated September 30, 1978, revised March 20, 1979, as follows, to-wit:

Beginning at an iron pin in the Northerly margin of Poplar Creek Road, said iron pin being Priscilla Cathey's Southwest corner (1.28 acres) as recorded in Book 4152, Page 150, Register's Office for Davidson County, Tennessee, and also being located approximately 0.4 miles West of McCrory Lane; thence, with the northerly margin of Poplar Creek Road, South 76° 53' 35" West, 241.22 feet to an iron pin in line with a fence across the road; thence, leaving the road, North 2° 30' 58" West, 151.86 feet to an iron pin; thence North 89° 09' 02" West, 156.70 feet to an iron pin; thence South 19° 09' 02" East, 66.00 feet to an iron pin; thence South 89° 42' 34" West, 340.87 feet to an iron pin, said pin being located North 57° 31' East 218.46 feet from an angle iron driven in the Northerly margin of Poplar Creek Road; thence North 2° 02' 48" West, 602.24 feet to an iron pin in the Southerly margin of Russell Road; thence, with the southerly margin of Russell Road, North 83° 06' 54" East, 162.20 feet to an iron pin at a point of curve; thence with said margin along a curve to the left having a radius of 1,224.74 feet a distance of 487.71 feet to an iron pin; thence, with said margin, North 60° 17' 56" East, 33.58 feet to an iron pin a point of curve; thence, with said margin along a curve to the right with a radius 589.69 feet a distance of 101.85 feet to an iron pin in a fence line, corner to the property of Bessie Tidwell of record in Book 1467, Page 329, said Register's Office; thence leaving the said Southerly margin of Russell Road and with said fence and with Tidwell's westerly line, South 1° 19' 02" East 361.63 feet to an iron pipe in a fence; thence, with said fence and with Tidwell's southerly line, North 89° 15' 07" East, 204.53 feet to a fence post in the westerly line of the property belonging to Henry C. Haile of record in Book 3135, Page 581, said Register's Office; thence, with the fence and the westerly line of Haile, South 1° 19' 02" East, 249.52 feet to an iron pin in said fence, thence South 87° 20' 19" West, 243.11 feet to an iron pin; thence South 1° 20' 58" West, 150.00 feet to an iron pin; thence South 14° 42' 40" East, 96.97 feet to the point of beginning; containing 12.94 acres, more or less. Being part of the same property conveyed to Robert L. Johnson and wife, Evelyn Johnson, by deed from George M. Gunderson, et ux. of record in Book 3910, Page 230, Register's Office for said county; by deed from Priscilla Sawyer Cathey, of record in Book 3961, Page 147, said Register's Office and by deed from Howard P. Friedli, et ux., of record in Book 3961, Page 148, said Register's Office. And being the same property conveyed to William F. Carpenter, Jr. and wife, Clare D. Carpenter by County Court Clerk's Deed of Record in Book 5549, Page 60, Register's Office for Davidson County, Tennessee.

An Easement in the 9th Civil District of said County and being more particularly described and depicted by drawing in Book 4062, Page 695, Register's Office of said County. Being the same easement conveyed to Robert L. Johnson and wife, Evelyn Johnson by deed from Howard P. Friedli and wife, Dorris G. Friedli of record in Book 4062, Page 695, Register's Office for Davidson County.

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

RECEIVED OF _____

FOR _____

BOOK 6861 PAGE 503

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

50000.00- CAMT.
130.00 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 139.50-
5712A05/19/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0 2 2 1 5

IDENTIFICATION REFERENCE

MAY 19 3 53 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 249502