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This Instrument Prepared By:
GORDON & BOTTORFF, P.C.
5201 Maryland Way
Brentwood, Tennessee 37027
(615) 373-4242

WARRANTY DEED

Address New Owner(s) as Follows:	Send Tax Bills To:	Map-Parcel Nos.
	Owner	
William R. Osborne, III	Mortgagee:	Pt. 131-08-0-140
4418-A Granny White Pike	Nashville City Bank	
Nashville, TN 37204	315 Union St.	
	Nashville, TN 37201	

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $166,500.00.

William R Osborne III
Affiant

SUBSCRIBED AND SWORN TO before me, this the 5th day of February, 1987.

Notary Public

My Commission Expires: 5-13-90

WITNESSETH:

FOR AND IN CONSIDERATION OF the sum of Ten and 00/100 Dollars ($10.00), cash in hand paid, and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, TRINITY VENTURES, a Tennessee general partnership composed of Everett H. Lowe, Barbara A. Lowe and Brenda M. Tuck, has bargained and sold, and by these presents does grant, transfer and convey unto WILLIAM R. OSBORNE, III, AND WIFE JUDITH HOPE OSBORNE, their heirs, successors and assigns, the following described real property located in Davidson County, Tennessee, to-wit:

Being a portion of Lot 2, Hampton Glen Subdivision as of record in Book 6050, page 149, as amended in Book 6200, page 478, Register's Office for Davidson County,. Tennessee and being more particularly described as follows:

Beginning at a point in the east right-of-way line of Granny White Pike, said point being the northwest corner of Lot 2, Hampton Glen and a corner common with Wood Smythe, Jr., said point being located north 01° 25' 00" east, 178.31 feet from the north right-of-way return of Granny White Court;

Thence with Wood Smythe, Jr., south 88° 20' 00" east, 261.70 feet to a point, a corner common with Lot 3, Hampton Glen in the south line of Wood Smythe, Jr.;

Thence with Lot 3, Hampton Glen, south 01° 36' 51" west, 46.00 feet to a point;

Thence on a severance line thru lot 2, Hampton Glen, north 88° 20' 00" west, 261.54 feet to a point in the east right-of-way line of Granny White Pike.

Thence with the east right-of-way line of Granny White Pike, north 01° 25' 00" east, 46.00 feet to the point of beginning.

Containing 12,035 square feet, (0.276 acres, more or less).

Being part of the same property conveyed to TRINITY VENTURES, a Tennessee general partnership composed of Everett H. Lowe, Barbara

A. Lowe and Brenda M. Tuck by Deed from David C. Cook and Cornelia C. Mahlke (formerly Cornelia C. Cook) of record in Book 6518, page 100, Register's Office, Davidson County, Tennessee.

This conveyance is subject to:

1. 1987 property taxes, a lien, but not yet due and payable.

2. Restrictive covenants and all matters shown on the Plan of record in Book 6050, page 149, and as amended in Book 6200, page 478, said Register's Office.

3. Rights and obligations in connection with a private sanitary sewer easement affecting the property as contained in instrument of record in Book 6518, page 587, said Register's Office.

TO HAVE AND TO HOLD said property, with the appurtenances, estate, title and interest thereto belonging to WILLIAM R. OSBORNE, III, AND WIFE JUDITH HOPE OSBORNE, their heirs, successors and assigns forever.

AND TRINITY VENTURES does covenant with the said WILLIAM R. OSBORNE, III, AND WIFE JUDITH HOPE OSBORNE, that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and same is unencumbered except for those matters hereinabove mentioned.

AND TRINITY VENTURES further covenants and binds itself, its successors and assigns, to warrant and forever defend the title to said land to WILLIAM R. OSBORNE, III, AND WIFE JUDITH HOPE OSBORNE, their heirs, successors and assigns, against the lawful claims of all persons claiming by or through it.

IN WITNESS WHEREOF, the said TRINITY VENTURES has caused these presents to be signed by a gerneral partner this ____ day of February, 1987.

TRINITY VENTURES,
a Tennessee general partnership

By: Everett H. Lowe
General Partner

By: Barbara A. Lowe
General Partner

By: Brenda M. Tuck
General Partner

91064

IDENTIFICATION REFERENCE

FEB 6 8 19 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

MAIL CHG

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public of the state and county aforesaid, personally appeared Everett H. Lowe, Barbara A. Lowe and Brenda M. Tuck, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be a partners of Trinity Ventures, a Tennessee general partnership, the within named bargainor, and that they as such partners, executed the foregoing instrument for the purpose therein contained, by signing the name of the general partnership by themselves as partners.

Witness my hand and seal, this 5th day of February, 1987.

Notary Public

My Commission Expires: 5-13-90

NOTARY PUBLIC AT LARGE

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

RECEIVED OF _____

FOR _____

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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

16500.00- CAMT.
466.20 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 472.70-
74:3A02/06/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

91064.

IDENTIFICATION REFERENCE

FEB 6 8 19 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 42842