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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF SUMNER }

The Actual Consideration or Value, Whichever is Greater, For This Transfer is $ 10,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF September, 1987.

Notary Public

MY COMMISSION EXPIRES: 11/23/88

(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY
WILLIAM W. WEEMS, ATTORNEY, 104 HAZEL PATH, HENDERSONVILLE, TN. 37075
NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MADISON INVESTMENT COMPANY (NAME)	SAME (NAME)	Map 33, Par.125 P/O
21 EDENWOLD ROAD (STREET ADDRESS OR ROUTE NUMBER)	SAME (STREET ADDRESS)	Map 33-12, Par.5 P/O
MADISON, TENNESSEE 37115 (CITY) (STATE) (P. O. ZIP)	SAME (CITY) (STATE) (ZIP)	Map 33-12, Par.9 P/O

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, JONES ENTERPRISES, INC.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MADISON INVESTMENT COMPANY, a Tennessee General Partnership, composed of DALE PYRON, JOE PYRON and PHILIP HUNTER,

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:

BEING Lots 1 and 2 on the unrecorded plan of Primrose Acres, Section 4, described together with a portion of Hamblen Drive Extended and its cul-de-sac as an acreage tract, according to an undated survey by McConnell Engineering Consultants, Inc., as follows:
BEGINNING at a point in the southerly margin of Hamblen Drive, the northeast corner of Lot No. 214, Primrose Acres, Section III, as of record in Plat Book 2900, page 71, Register's Office of Davidson County, Tennessee; thence crossing Hamblen Drive N 01 deg. 27' 12" E 52.30 feet to a point in the northerly margin of Hamblen Drive; thence with said northerly margin N 71 deg. 30' 18" W 47.71 feet to a point, the southeast corner of Lot No. 218, Primrose Acres, Section III; thence with the easterly line of said Lot No. 218 N 18 deg. 50' 37" E 209.03 feet to a point; thence S 42 deg. 13' 07" E 45.49 feet to a point; thence S 42 deg. 10' 00" E 98.06 feet to a point; thence S 18 deg. 38' 14" W 138.74 feet to a point; thence S 71 deg. 30' 18" E 20.00 feet to a point; thence with a curve (delta=6 deg. 07' 57" R=445.47 T=23.86 chord=S 74 deg. 34' 16" E 47.66), a distance of 47.68 feet; thence S 12 deg. 21' 45" W 50.00 feet; thence S 14 deg. 19' 11" W 252.03 feet; thence N 69 deg. 46' 09" W 75.74 feet to the southeast corner of the said Lot No. 214; thence with the easterly line of said Lot No. 214 N 18 deg. 26' 07" E 245.44 feet to the point of beginning.

BEING a portion of the same property conveyed to Jones Enterprises, Inc. by deed from J. J. Woods and wife, Lillia L. Woods, of record in Book 4577, page 866; and a portion of the property conveyed to Jones Enterprises, Inc. by deed from John E. Wright, et al, of record in Book 4741, page 802, both Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictions, easements and setback lines of record.

Taxes are assumed by Grantee.

unimproved ( ) property, known as Lots 1 & 2, Primrose Acres, Section 4, Nashville, TN.
This is improved (X) property, known as (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, 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 my hand this 16th day of September, 19 87
the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

JONES ENTERPRISES, INC.

By: Ralph L. Jones

Ralph L. Jones, President

STATE OF TENNESSEE
COUNTY OF _____

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

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

Witness my hand and official seal at _____, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, the undersigned authority, a Notary Public of the State and County aforesaid, personally appeared RALPH L. JONES and _____ with whom I am personally acquainted, and who, upon oath, acknowledged himself to be President of the JONES ENTERPRISES, INC., the within named bargainor, a corporation, and that he as such President, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said RALPH L. JONES as such President.

Witness my hand and seal, at office in Hendersonville, TN, this 16th day of September, 19 87.

Marion L. Harris Notary Public

Commission expires 11/23/88

NOTARY PUBLIC SUMNER COUNTY

65430

IDENTIFICATION REFERENCE

SEP 16 3 53 PM '87

DAVIDSON COUNTY, TN

WARRANTY DEED

FROM JONES ENTERPRISES, INC.

TO MADISON INVESTMENT COMPANY

Mail

CHEROKEE LAND TITLES, INC.
~~699 WEST MAIN STREET~~
P. O. BOX 676
HENDERSONVILLE, TENNESSEE 37075

Prepared By
WILLIAM W. WEEMS, ATTORNEY
699 West Main, Hendersonville, Tennessee 37075

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 TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

10000.00- CAMT.
20.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 34.50-
2838A09/16/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

65432

IDENTIFICATION REFERENCE

SEP 16 8 50 AM '87

DAVIDSON COUNTY, TN

No. 16503