THIS INSTRUMENT PREPARED BY:
STEWART, BLACK & UNDERHILL, ATTORNEYS
333 BUILDING
P.O. BOX 887
MADISON, TN 37116-0887

NAME/ADDRESS OF NEW OWNER(S):

KENNETH H. JONES
309 OLD BRICK CHURCH PIKE
GOODLETTSVILLE, TN 37072

MORTGAGE(S):

NONE

SEND TAX BILLS TO:

KENNETH H.JONES
309 BRICK CHURCH PIKE
GOODLETTSVILLE, TN 37072

MAP AND PARCEL NOS.:

Map 18-16
Parcel 59

97838

IDENTIFICATION REFERENCE

JAN 15 12 31 PM '88

DAVIDSON COUNTY, TN

RUSH

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I, We, hereby swear or affirm that, to the best of Affiant's knowledge and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $4,500.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

J. O. Jones
Affiant

Subscribed and sworn to before me this the 13th day of January, 1988.

Ann F. Black
Notary Public

MY COMMISSION EXPIRES:

7-17-88

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 DOLLARS ($10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, J.O. JONES ET UX, MARY W. JONES, hereinafter referred to as "GRANTORS", have this day bargained and sold, and by these presents do hereby transfer and convey unto the said KENNETH H. JONES, hereinafter referred to as "GRANTEE", his heirs and assignis, certain real estate in Davidson County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of Grantors in and to any easement and right-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property").

This is unimproved property known as 416 Bell Street, Goodletts-ville, Tennessee 37072.

TO HAVE AND HOLD the Property, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee, his heirs and assigns forever, and We covenant with the Grantee, his heirs and assigns, that We are lawfully seized and possessed of the "Property" in fee simple, and have a good right to convey it, and that the same is unencumbered except as set forth in Exhibit "B", which is attached hereto and incorporated herein.

Grantors further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the "Property" to Grantee, his heirs and assigns against the lawful claims of all persons whomsoever.

"EXHIBIT A"

A certain tract of parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Lot in town of Goodlettsville, beginning in the West edge of Bell Street and running north sixty feet to Johnson's line; thence west with Johnson's line ninety feet; thence south sixty feet; thence east ninety feet to the beginning.

BEING the same property conveyed to J.O. JONES ET UX, MARY W. JONES, by deed from CHARLES MATTHEWS, a Widower, of record in Book 7385, page 59, said Register's Office for Davidson County, Tennessee.

"EXHIBIT B"

1. Real property taxes.

2. Any unpaid taxes, calims or debts against the Estate of Alice Matthews.

3. Any unrecorded easements for roadways and utilities, if any.

IN WITNESS WHEREOF, Grantors have caused this Warranty Deed to be executed as of the 13th day of January, 1988.

J.O. JONES

MARY W. JONES

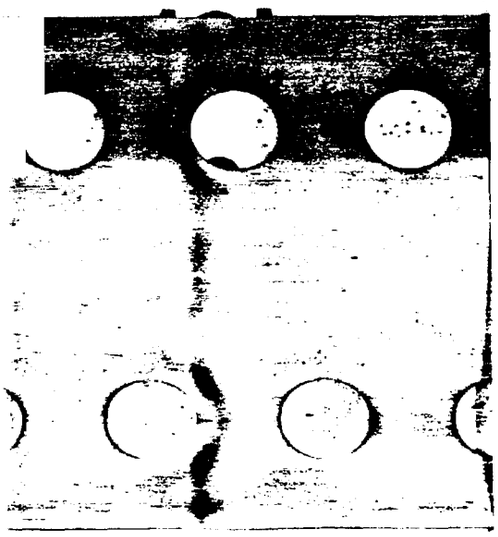
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

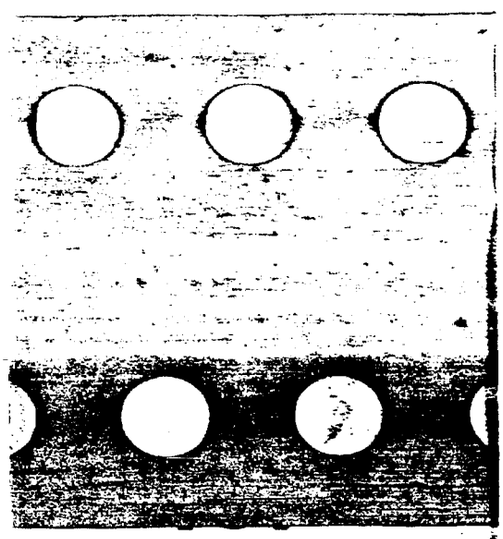
Personally appeared before me, the undersigned, a notary public, J.O. JONES ET UX, MARY W. JONES, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand this 13th day of January, 1988.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 7-17-88





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7450 PAGE 78

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

CAMT	4500.00
PRFEE	0.50
MDEED	9.00
TOTAL	22.10
CHECK	22.10

01/15/88 01 12:36 0001 8540

9 7 8 3 8

IDENTIFICATION REFERENCE

JAN 15 12 31 PM '88

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

No. 53513