Prepared by:
Stewart, Blanck, & Hays
333 Gallatin Rd. South
Madison TN 37115

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
THOMAS E. ROLLINS ET UX, SHELLY (NAME:)	Same (NAME:)	15
7438 Whites Creek Pike (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	55
Joelton, TN (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of ONE HUNDRED THOUSAND and no/100---- ($100,000.00) *DOLLARS*

BOOK 7451 PAGE 311

WE, WILLIAM C. GIFFORD and SUE GIFFORD, of WHITES CREEK, TENNESSEE, HEREINAFTER REFERRED TO AS----------GRANTORS

98261

IDENTIFICATION REFERENCE

JAN 13 12 03 PM '88

REGISTER'S OFFICE DAVIDSON COUNTY, TN

RUSH

have bargained and sold, and by these presents do transfer and convey unto the said THOMAS E. ROLLINS ET UX, SHELLY ROLLINS, HEREINAFTER REFERRED TO AS 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 Davidson County, Tennessee and being described as follows:

BEGINNING at an iron pin on the easterly margin of Whites Creek Pike, said point of beginning being the Southwest corner of this tract and also being the Northwest corner of the Leo Vincent property of record in Deed Book 3707, page 433, Register's Office, Davidson County, Tennessee; thence with the easterly margin of Whites Creek Pike N 06° 15' 33" W 50.00 feet to a concrete monument; thence leaving the margin of said Whites Creek Pike S 86° 40' 16" East 394.01 feet to an iron pin; thence N 26° 22' 33" East 102.47 feet to an iron pin in the line of Lot No. 1 as shown on the plan of the William C. Gifford property of record in Book 5800, page 32, R.O.D.C., TN.; thence with the line of Lot No. 1 S 84° 03' 56" East 479.76 feet to a point; thence S 84° 54' 57" East 79.58 feet to a point; thence S 04° 42' 24" East 337.34 feet to a point; thence N 84° 03' 56" West 586.33 feet to a point; thenceN 14° 33' 13" West 196.83 feet to a point; thence N 86° 34' 02" West 385.60 feet to the point of beginning, containing 5.00 acres more or less.

BEING a portion of the same property conveyed to W.C. Gifford from Oliver J. Waller, Jr., et ux, Anna Mathilde Waller, by Deed dated March 1, 1980, of record in Book 5571, page 340, Register's Office Davidson County, Tennessee.

(continued)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $100,000.00

Subscribed and sworn to before me, this the 19th day of January 19 88

Affiant

My commission expires: 7-17-88 (Affix Seal)

Notary Public

PUBLIC

LARGE

OF

ALSO BEING a portion of the same property described in Deed of Correction from Oliver J. Waller, Jr. et ux, Anna Mathilde Waller to William C. Gifford, of record in Book _____, page ____. This Deed of Correction was executed by the parties hereinabove named for the purpose of amending the execution date of the original Deed to February 28, 1980, and is being filed simultaneously with this instrument, Register's Office, Davidson County, TN.

unimproved ( )
This is improved ( ) property, known as 7438 White's Creek Pike, Joelton, TN
(House Number) (Street) P. O. Address: (City or Town)

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.*

And We *do further covenant and bind* ourselves and 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.*

Witness our hands *this* 19th *day of* January, *19*88, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

William C Gifford
William C. Gifford

Sue Gifford
Sue Gifford

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 7451 PAGE 313

Personally appeared before me, Ann S. Black, *a Notary Public in and for said County and State, the within named* William C. Gifford et ux, Sue Gifford

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

Witness my hand and official seal at ....., *Tennessee, this* 7th *day of* January, *1988.*

Ann S. Black, *Notary Public.*

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Commission Expires 7-17-88.

STATE OF
COUNTY OF

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*.....

....., *Notary Public.*

Commission Expires.....

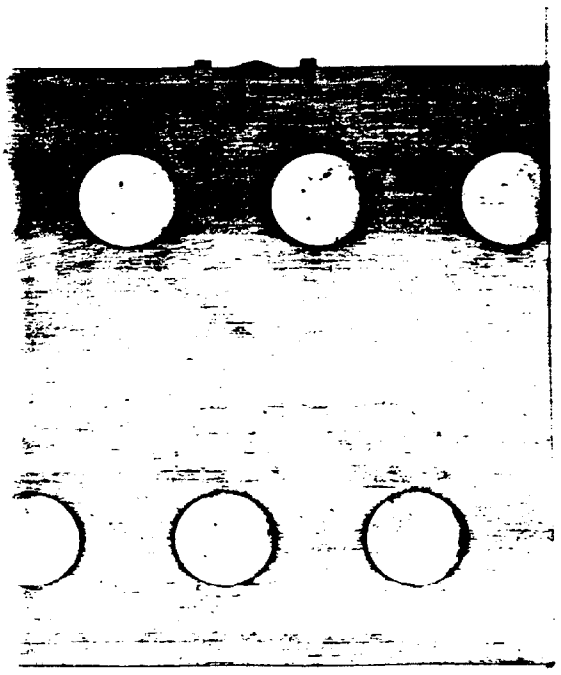
STATE OF TENNESSEE
COUNTY OF DAVIDSON

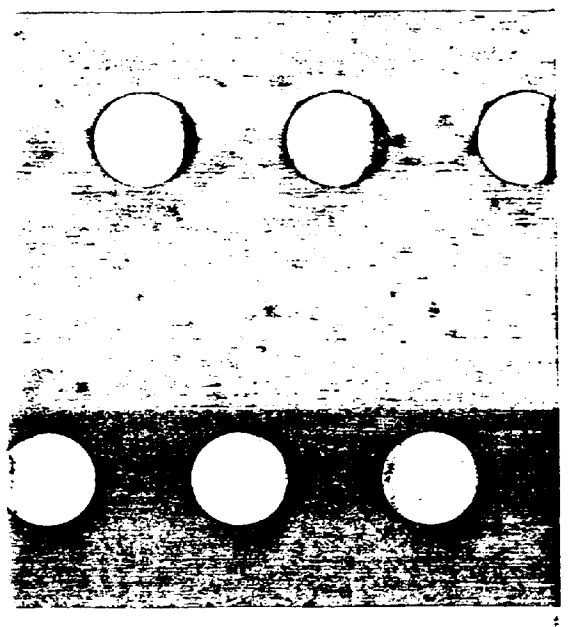
Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ....*of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized 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.....





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7451 PAGE 314

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

DAFT

100000.00
MOR TX 280.00
ERR CO
MOR TX 280.00-
CO TX 280.00
PRFEE 0.50
WDEED 9.00
TOTAL 289.50
CHECK 289.50

01/19/88 01 12:08 0001 9029

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9.8.2.6.1.

IDENTIFI REFERENCE

JAN 19 12 03 PM '88

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 53996