BOOK 7455 PAGE 658

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IDENTIFICATION REFERENCE

JAN 25 3 03 PM '99

DAVIDSON COUNTY, TN

THIS INSTRUMENT PREPARED BY:
WILLIAMS & SMITH, ATTORNEYS
Post Office Box 3079
Nashville, Tennessee 37219-0079

WARRANTY DEED

ADDRESS NEW OWNER(S):	PARTY RESPONSIBLE FOR TAXES:	MAP & PARCEL #
Phillip Carey and wife, Arnet M. Carey 1509 Robinson Road Old Hickory, TN 37138	Phillip Carey and wife, Arnet M. Carey 1509 Robinson Road Old Hickory, TN 37138	Map 53 Parcel 14.01 Field Book # 4D-51000

FOR AND IN CONSIDERATION of Ten Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned, LEATHA S. VANTREASE, UNMARRIED, does hereby transfer and convey unto PHILLIP CAREY AND WIFE, ARNET M. CAREY, a certain tract or parcel of real property in Davidson County, Tennessee, more particularly described as follows:

LAND in the Fourth (4th) Civil District of Davidson County, Tennessee, being part of Tract No. 22 on the Nashville Industrial Corporation Plan, being Lot No. 4 as shown on the survey made by Donald R. Ramsay, Registered Engineer, as follows:

BEGINNING at a point on the northerly margin of Bypass Highway or Robinson Road, said point being north 64 degrees 29 minutes 30 seconds west 71 feet, north 66 degrees 7 minutes 30 seconds west 80.62 feet and north 66 degrees 7 minutes 30 seconds west 323.38 feet from the intersection of said Bypass Highway and a point in the southerly right of way line of the Tennessee Central Railroad; thence north 33 degrees 3 minutes 30 seconds east 145.06 feet to the southerly line of said Tennessee Central Railroad right of way; thence with said right of way north 48 degrees 20 minutes west 71 feet; thence south 33 degrees 3 minutes 30 seconds west 165.03 feet to the northerly margin of Bypass Highway; thence with the same south 64 degrees 29 minutes 30 seconds east 71 feet to the beginning.

BEING the same property conveyed to Leatha S. Vantrease by deed from C. A. Wilson and wife, Mary R. Wilson, of record in Book 3834, Page 647, Register's Office for Davidson County, Tennessee.

INCLUDED in the above-described property but expressly excluded herein is the following described property conveyed to the State of Tennessee by deed of record in Book 4958, Page 892, Register's Office for Davidson County, Tennessee to-wit:

BEGINNING at a point of the intersection of the north-easterly margin of Old Hickory Boulevard and the south-eastwardly boundary of the Gordon L. Hawkins property; thence along said boundary north 36 degrees 53 minutes east 5 feet, more or less to a point; thence along a curve left being at all points 40 feet left of the center of Old Hickory Boulevard southeastwardly 71 feet, more or less; thence south 38 degrees 4 minutes west 5 feet, more or less to a point in the said margin of Old Hickory Boulevard; thence along the said margin northwestwardly 71 feet, more or less to the point of beginning and containing 355 square feet.

This is improved real property known as 1509 Robinson Road, Old Hickory, Tennessee 37138.

TO HAVE AND TO HOLD said tract or parcel, with the appurtenances, estate, title and interest therein belonging to the said PHILLIP CAREY AND WIFE, ARNET M. CAREY, their heirs, successors and assigns forever.

The undersigned covenants with the said PHILLIP CAREY AND WIFE, ARNET M. CAREY, that she is lawfully seized and possessed of said real property in fee simple; has a good right to convey it and the same is unencumbered, except for:

1. Real property taxes for 1988 L.J.V. which are prorated to date of closing and assumed by the Grantees.

2. Easement of record in Book 3834, Page 647, Register's Office for Davidson County, Tennessee.

The undersigned does further covenant and bind herself, and her heirs, successors and assigns to warrant and forever defend the title to said land to the said PHILLIP CAREY AND WIFE, ARNET M. CAREY, their heirs, successors and assigns, against the lawful claims of all other persons or entities whomsoever.

IN WITNESS WHEREOF, the undersigned has executed this instrument this 20th day of January, 1988.

Leatha S. Vantrease
LEATHA S. VANTREASE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Donna R. Sharp, a Notary Public in and for said State and County, LEATHA S. VANTREASE, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 21st day of January, 1988.

Donna R. Sharp
NOTARY PUBLIC

My Commission Expires: 5/8/91

AFFIDAVIT OF VALUE

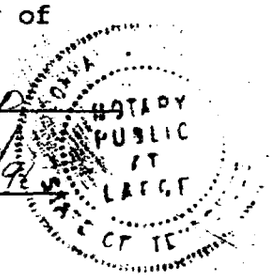
The actual consideration or value for this transfer, whichever is greater, is $87,500.00.

AFFIANT

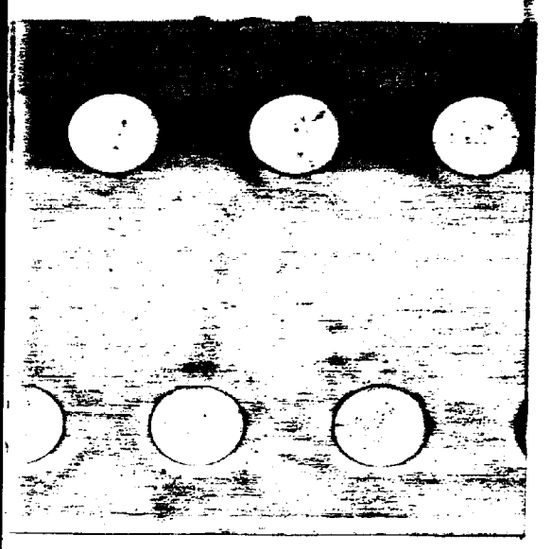
Sworn to and subscribed before me this 21st day of January, 1988.

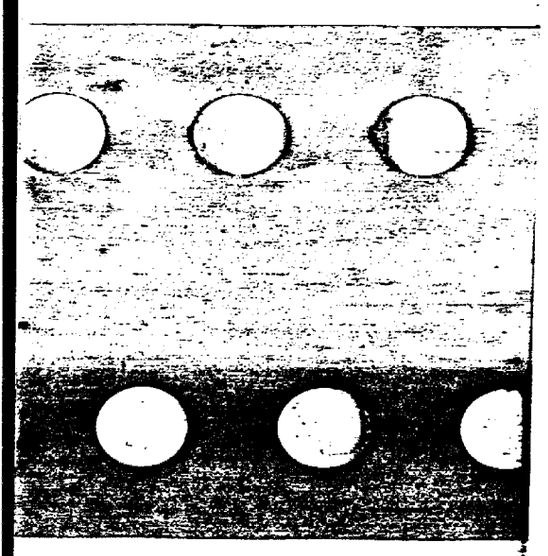
Donna R. Sharp
NOTARY PUBLIC

My Commission Expires: 5/8/91



1059 87/25 0101 0020CHECK 251.50





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7455 PAGE 660

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

CAMT	87500.00
CON TX	245.00
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK	0.50
WDEED	6.00
TOTAL	251.50
CHECK	251.50

01/25/88 01 15:04 0001 1059

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IDENTIFICATION REFERENCE

JAN 25 3 03 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 55983