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FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 8,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF February 19 88

Notary Public

MY COMMISSION EXPIRES: 3/18/89

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY
EAST END TITLE & ESCROW, INC. – 405 Two Mile Pike – Goodlettsville, Tennessee 37072
BASED ON INFORMATION FURNISHED BY THE PARTIES

NAME	ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
LARRY PENNINGTON, ET UX	SAME	P/O MAP 32
(NAME)	(NAME)	
4501 JACKSON ROAD		PARCEL 21
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
WHITES CREEK, TN 37189		
(CITY) (STATE) (P.O ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, G. MICHAEL BENNETT

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LARRY PENNINGTON AND WIFE, JACQUELINE PENNINGTON

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.

A tract of land, known as the Barn Tract of the Bennett Property, located in the Tenth Civil District of Davidson County and described as according to a survey by R. L. Montoya Land Surveying dated March 13, 1987 as follows: Beginning at a 14-inch Hackberry Tree which is located approximately 0.5 of a mile north of Brick Church Pike at the intersection of the north terminus fo Jackson Road and its east right-of-way margin; said tree marks the southeast corner of this tract, and is the point of beginning; North 82 degrees 29 minutes 08 seconds, West 20.39 feet to an iron pin set this survey in the centerline of a 40-foot Ingress/Egress Easement and also the southwest corner of this tract; thence following the centerline of said easement North 03 degrees 44 minutes 35 seconds West 123.98 feet to a point, the beginning of a curve; thence, following said centerline along a curve to the left, having the following curve data; a delta of 15 degrees 00 minutes 00 seconds, a radius of 400.00 feet a tangent of 52.66 feet and a lenth of 104.72 feet, to a point; thence, North 12 degrees 24 minutes 11 seconds West 90.55 feet to a point, the beginning of a curve; thence, continuing along said centerline along a curve to the right, having the following curve data: a delta of 17 degrees 30 minutes 00 seconds, a radius of 320.00 feet, a tangent of 49.25 feet and a length of 97.74 feet, to a point; thence, continuing along said centerline North 05 degrees 38 minutes 31 seconds West 130.38 feet to a point, the beginning of a curve; thence continuing along said centerline, along a curve to the left, having the following curve data; a delta of 18 degrees 42 minutes 44 seconds a radius of 170.00 feet, a tangent of 28.01 feet a length of 55.52 feet to an iron pin set this survey, the northwest corner of this tract; thence, leaving said easement centerline along a new line common to this tract and Tract No. 1 to an existing iron pin in a fence line which is the west boundary of Robert E. Bell, the southeast corner to Tract No. 1 and the northeast corner of this tract; thence, with said fence line, South 03 degrees 44 minutes 36 seconds West 622.98 feet to the point of beginning, containing 0.60 acres, more or less.

SEE EXHIBIT A FOR COMPLETE LEGAL – ATTACHED HERETO AND INCORPORATED HEREIN

This is unimproved (XX) improved ( ) 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, estate, title and interest thereto belonging to the said GRANTEES, their heir 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 covey 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 s this 10th day of February 19 88

G. MICHAEL BENNETT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named G. MICHAEL BENNETT AND LARRY PENNINGTON AND WIFE, JACQUELINE PENNINGTON

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 GOODLETTSVILLE, Tennessee, this 10th day of February, 1988.

Commission expires 3/8/89

Carolyn Duff
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____, the within named bargainor, and corporation, and that (he) / (they) as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19_____

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

TO

RETURN TO:

EAST END TITLE & ESCROW, INC.
405 Two Mile Pike
Goodlettsville, Tennessee 37072

Being the same property conveyed to G. Michael Bennett by deed of record in Book 6863, page 869, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO THE 40 FOOT INGRESS/EGRESS EASEMENT AS SHOWN ON SAID SURVEY.

THIS IS NOT THE PRINCIPAL RESIDENCE OF THE GRANTOR.

THIS CONVEYANCE IS MADE SUBJECT TO RESTRICTIONS AS SET FORTH BELOW.

1. No trailers or mobile homes of any kind shall be kept on property for any purpose. This restriction does not apply to travel trailers belonging to home owners. However, travel trailers are not to be lived in nor hooked up to electricity or water.

2. The owners of the individual lots shall share equally in the upkeep of the private drive. Being owners of lots 1, 2, 3, 4, 5, 6, 7 regardless of whether they bodily reside on the property or not. Any owner not paying their proportionate share is subject to having a lien placed against their property. This restriction shall include the owner of Barn Tract on said survey.

3. Swine will not be allowed and any other farm animals such as cattle or horses shall be fenced in. The owner of such animals shall bear full responsibility for any damage that these animals may cause.

4. Any fences shall be kept up in a neat appearance at all times. No fence may be erected closer than 25 ft. from center line of road.

5. G. M. Bennett takes no responsibility for any accidents that may occur in regard to the pond or future upkeep to it. The pond is for all lot owners to use for watering purposes only. There will be no swimming permitted.

6. No cars will be allowed to be kept on property other than those with current tags. Any others shall be kept inside out of sight or will be hauled away at owners expense.

7. No trash piles or other debris to be left on property for any extended time.

G. Michael Bennett

Tammy Pennington

Virginia Pennington

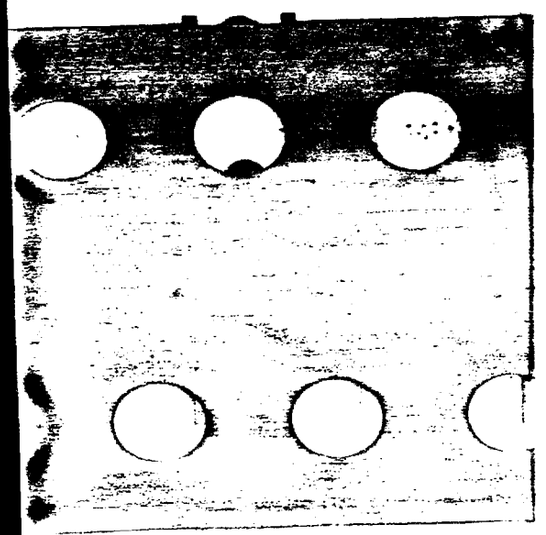
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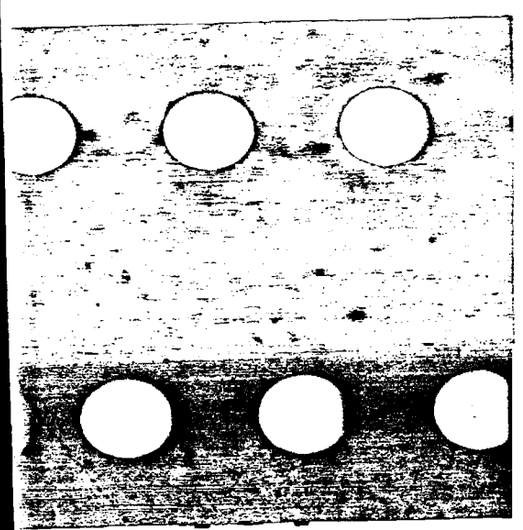
05418

IDENTIFICATION REFERENCE

FEB 17 10 05 AM '88

DAVIDSON COUNTY, TN





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
				CAMT 8000.00
				CON TX 22.40
				PRFEE 0.50
				TDEED 9.00
				ERR CO
				TDEED 9.00-
				WDEED 9.00
				TOTAL 31.90
				CHECK 31.90
02/17/88	01			10:10 0001 7402

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05418.

IDENTIFY REFERENCE

FEB 17 10 05 AM '88

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 62189