THIS INSTRUMENT WAS PREPARED BY

James L. Fuqua, Jr., Atty., 505 E. Main St., Hendersonville, TN 37075

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 7473 PAGE 663

The Actual Consideration or Value, Whichever is Greater, For This Transfer is $ 50,000.00 .

James I. Caldwell III

SUBSCRIBED AND SWORN TO BEFORE ME, this the 26 day of Feb , 1988.

Commission Expires 3/11/1990

Walter Hoyt
NOTARY PUBLIC

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
David R. Wade, III 4348 Beekman Drive Nashville, Tn. 37215	new owner	Map 4, Parcel 32 Field Book 14D35750

DEED

BE IT REMEMBERED THAT FOR AND IN CONSIDERATION OF THE SUM OF $10.00 TEN DOLLARS which has been paid in cash by JAMES I. CALDWELL III & DAVID WADE III, the receipt of which is hereby acknowledged JAY GILPEN, a single person, BUD STEDMAN and wife GEORGIA STEDMAN have this day bargained and sold, and by this deed do hereby transfer and convey unto JAMES I. CALDWELL III & DAVID WADE III, their heirs and assigns, certain real estate in DAVIDSON County, Tennessee, described as follows:

BEGINNING at an iron pin in the southerly right-of-way (40 feet) of Coopertown Road, said pin being westerly along said right-of-way approximately 1376 feet from its intersection with the center line of Whites Creek Pike (US Route 431), and being the northeast corner of the herein described tract; thence, leaving said right-of-way with the westerly boundary line of property owned by Omer Woodall, et ux, of record in Deed Book 2701 page 635 in the Register's Office of Davidson County, Tennessee, South 0 degrees 44 minutes 00 seconds West 786.45 feet to an iron pin; thence, with said Woodall's southerly boundary line, South 89 degrees 39 minutes 40 seconds East 767.25 feet to an iron pin; thence, continuing with said Woodall's boundary line and continuing with the westerly boundary line of properties owned by Frank Leslie Irwin, Sr., of record in Deed Book 4551 page 246, Lauren S. Cato, of record in Deed Book 6520, page 75, Sue Garrett Suter, et vir, of record in Deed Book 4550 page 256, the terminus of a gravel county road, and the westerly boundary line of property owned by George Dugger, Jr., et ux, of record in Deed book 3614 page 589 in said register's Office, South 2 degrees 01 minutes, 20 seconds West 1111.67 feet to a metal fence post; thence, with the northerly boundary line of property owned by Vernon L. Lain, of record in Deed Book 5098 page 435 in said Register's Office as follows: South 75 degrees 59 minutes 00 seconds West 1181.90 feet to an iron pin on the north bank of a drain, South 87 degrees 10 minutes 00 seconds West 112.06 feet to the center of a creek, South 17 degrees 27 minutes 00 seconds West 42.66 feet with the center of said creek, South 72 degrees 32 minutes 00 seconds West 113.36 feet with the center of said creek, South 58 degrees 21 minutes 00 seconds West 197.31 feet to the southwest corner of the herein described tract; thence, leaving said creek with the easterly boundary line of property owned by Earl J. Porter, Jr., of record in Deed Book 4777 page 569 in said Register's Office , North 6 degrees 56 minutes 20 seconds West 885.43 feet (passing through a witness iron pin at 50.00 feet) to an iron pin, North 6 degrees 45 minutes 00 seconds West 1696.27 feet to an iron

pin in said southerly right-of-way; thence, with said right-of-way, South 87 degrees 58 minutes 20 seconds East 21.57 feet to the beginning of a curve concave to the south and having a radius of 750.738 feet; thence, with said curve and right-of-way, an ark distance of 97.27 feet through a central angle of 7 degrees 25 minutes 30 seconds to the point of tangency; thence, with said right-of-way, South 80 degrees 32 minutes 50 seconds East 191.65 feet to an iron pin; thence with the boundary line of a cemetery owned by Bethel Church of Christ, of record in Deed Book 481 page 227 in said Register's Office, as follows: South 6 degrees 27 minutes 10 seconds West 145.33 feet to an iron pin, South 84 degrees 49 minutes 40 seconds East 228.37 feet to an iron pin, North 9 degrees 18 minutes 20 seconds East 125.31 feet to an iron pin in said right-of-way; thence, with said right-of-way, South 79 degrees 44 minutes 00 seconds East 606.98 feet to the beginning containing 71.72 acres.

Being the same property conveyed to Jay GILPEN, a single person, by a deed from Christina Norris of record in Book 7055 page 439 in the Register's Office for Davidson County Tennessee.

Included in the description above but excluded from this conveyance is part of the above described property conveyed to DONALD & SHERON DICKERSON by deed from JAY GILPEN, BUD STEDMAN and GEORGIA STEDMAN of record in Deed Book 7114 page 22 of the Register's records for Davidson County Tennessee. The excluded parcel is described in the above cited deed as follows:

> "A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO WIT: To find the point of beginning, from the South Westerly boundary of the Marie Sloan Property of Deedbook 6842 page 844, approx. 1375` from the center line of Whites Creek Pike; North 79 degrees 44` 00`` West 50.70` to an iron pin; thence South 0 degrees 44` 00`` West 572.24` to an iron pin. THE POINT OF BEGINNING thence, continuing South 0 degrees 44` 00`` West 250.00 to an iron pin, North 89 degrees 16` 00`` West 957.33` to an iron pin, North 6 degrees 45` 00`` West 252.15` to an iron pin, South 89 degrees 16` 00`` East 990.18` to the BEGINNING, containing 5.59 acres.

This property is encumbered by three easments for Tennessee Gas Pipeline Company gas lines as follow:

> High pressure gas line no. 100-1: To find the point of beginning, start at the northeast corner of the above described tract; thence , with the easterly boundary line of the tract, South 00 degrees 44 minutes 00 seconds West 786.45 feet to an iron pin, South 89 degrees 39 minutes 40 seconds East 668.95 feet to the point of beginning; thence, severing the above described tract with a high pressure gas line, South 35 degrees 57 minutes 20 seconds West 1699.00 feet to a point in the southerly boundary line of the tract being South 75 degrees 59 minutes 00 seconds West 1089.00 feet from the southeast corner of the tract. (See Deed book 1181 page 462 RODC)
>
> High pressure gas line no. 100-2: A 50 foot wide right-of-way extending 25 feet to each side of the center line of a high pressure gas line severing the above described tract as follows: Beginning at a point in the southerly right-of-way of Coopertown Road, being easterly along the right-of-way 267.43 feet from the north west corner of the tract; thence, severing the tract with a high pressure gas line, South 26 degrees 33 minutes 00 seconds West 471.55 feet to a point in the westerly boundary line of the tract being South 6 degrees 45 minutes 00 seconds East 459.90 feet along the boundary line from the north west corner of the tract. (See Deed book 1357 page 652 RODC)

High pressure gas line no. 100-3: An easment 75 feet wide in part and 100 feet wide in part for the right-of-way extending to each side of a center line of a high pressure gas line severing the above described tract as follows: Beginning at a point in the southerly right-of-way of Coopertown Road, being easterly along the right-of-way 96.23 feet from the northwest corner of the above described tract; thence, severing the tract with a high pressure gas line, South 34 degrees 11 minutes 40 seconds West 144.08 feet to a point in the westerly boundary line of the tract, being South 6 degrees 45 minutes 00 seconds East 127.17 feet along the boundary line from the northwest corner of the tract. (See Davidson County Circuit Court file numbers 36617 and 41348)

TO HAVE AND TO HOLD the real estate with the appurtenances, estate, title and interest thereto belonging to JAMES I. CALDWELL III & DAVID WADE III, their heirs and assigns forever. JAY GILPEN, covenants that he is lawfully seized and possessed of the real estate in fee simple, has a good right to convey it, and that it is unencumbered, except as herein set out and that he is a single person and has been unmarried the entire period during which he has owned the property herein conveyed.

BUD STEDMAN and wife GEORGIA STEDMAN join in this conveyance for the express purpose of conveying and quitclaiming all their right title and interest including marital and homestead rights which they have in the property to the named grantees.

JAY GILPEN, a single person, further covenants and binds himself, his heirs, and representatives to warrant and forever defend the title to the real estate to JAMES I. CALDWELL III & DAVID WADE III, their heirs and assigns, against the lawful claims of all persons.

IN WITNESS WHEREOF, JAY GILPEN, a single person, BUD STEDMAN and wife GEORGIA STEDMAN have signed this deed on 2/20, 1988.

JAY GILPEN (a single person)

BUD STEDMAN

Georgia Stedman
GEORGIA STEDMAN

STATE OF TENNESSEE)
Davidson County)
)

Personally appeared Jay Gilpin, before me, a Notary Public in and for said County and State, the within named JAY GILPEN, a single person, the bargainor, with whom I am personally acquainted, (or proved to on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, on 2/20/88 1988.

Notary Public

Commission Expires: 3/11/1990

8693 02/22 0101 03CHECK 152.50

STATE OF TENNESSEE)
Davidson County)
)

Personally appeared before me, Bud Stedman, a Notary Public in and for said County and State, the within named BUD STEDMAN, the bargainor, with whom I am personally acquainted, (or proved to on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, on 2/20 1988.

Walt Thompson
Notary Public

Commission Expires: 3/11/1990

STATE OF TENNESSEE)
Davidson County)
)

Personally appeared before me, Georgia Stedman, a Notary Public in and for said County and State, the within named GEORGIA STEDMAN, the bargainor, with whom I am personally acquainted, (or proved to 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, on 2/20 1988.

Walt Thompson
Notary Public

Commission Expires: 3/11/1990

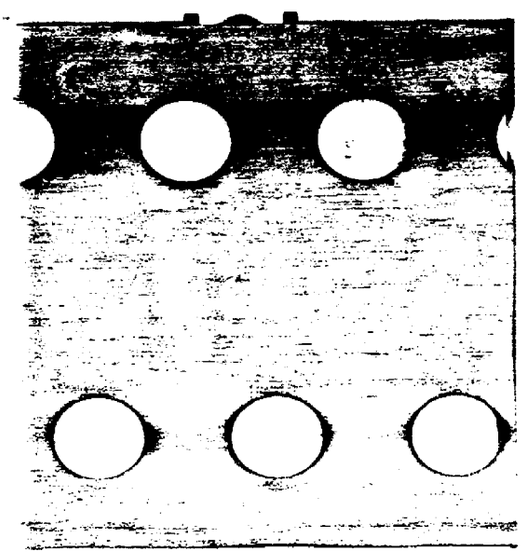
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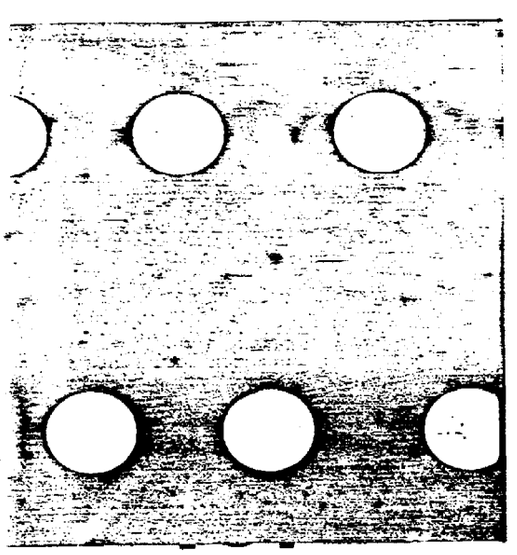
IDENTIFICATION REFERENCE

FEB 22 10 47 AM '88

DAVIDSON COUNTY, TN

$ 152.50





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7473 PAGE 667

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 50000.00
CON TX 140.00
PRFEE 0.50
WDEED 12.00
TOTAL 152.50
CHECK 152.50

02/22/88 01 10:47 0001 8693

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0 6 5 0 3

IDENTIFICATION REFERENCE

FEB 22 10 47 AM '88

DAVIDSON COUNTY, TN

No. 63457