P.U. 29

This Instrument Prepared By:
Ingraham, Corbett & Zinn
2114 Parkway Towers
Nashville, TN 37219

BOOK 7526 PAGE 636

New Owners:	Send Tax Bill	Map-Parcel No.:
A. W. Chaffin and Patricia A. Mead 5012 Chaffin Drive Nashville, TN 37076	Same	Map 95-14 Parcel 113

WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, Frank K. Bellar and Ruth Bellar, as tenants in common each holding a one-half undivided interest, ("Grantors"), have bargained and sold, and by these presents do transfer and convey to A. W. Chaffin and Patricia A. Mead, as tenants in common ("Grantees"), their heirs and assigns, a certain tract or parcel of land (the "Property") in Davidson County, Tennessee, more fully described as follows:

> Land in Davidson County, Tennessee, being Lot No. 14 on the Plan of Metropolitan Industrial Park, Sec. 11, of record in Book 4060, page 110, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more accurate description.
>
> Being the same property conveyed to Frank K. Bellar and Ruth Bellar, as tenants in common, each holding a one-half undivided interest by deed from Horrell Realty and Investment Company, a partnership consisting of Henry Horrell, Fred Horrell and Steve Horrell of record in Book 5130, page 181, Register's Office for Davidson County, Tennessee.

This conveyance of the Property and all covenants and warranties contained herein are made expressly subject to the following:

1. Restrictive Covenants contained in instrument of record in Book 4214, page 851, and Book 4258, page 57, Register's Office of Davidson County, Tennessee.

2. The Plan of record in Book 4060, page 110, said Register's Office, shows an Owner's Certiciate, a 50' minimum building setback line from Elm Hill Pike, and a 30' minimum building setback line from Acorn Drive, a 10' easement for public utility and drainage purposes along the northerly and westerly lines of said lot and a 2.5 x 25' utility anchor easement located on the northeast and southwest corners of said lot.

The above-described premises is not the place of usual residence of the Grantors.

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.

Grantors covenant with Grantees that Grantors are lawfully seized and possessed of the Property in fee simple; that Grantors have a good right to convey the Property; and that the Property is unencumbered except as set forth herein.

Grantors further covenant to warrant and forever defend the title to the Grantees, Grantees' heirs and assigns against the lawful claims of all persons whomsoever.

Executed this 25th day of April, 1988.

Frank K. Bellar
Frank K. Bellar

Ruth Bellar
Ruth Bellar

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, Frank K. Bellar, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 25 day of April, 1988.

Bonnie J. Lee
Notary Public

My Commission Expires: Nov. 12, 1989

BONNIE J. LEE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, Ruth Bellar, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 25 day of April, 1988.

Bonnie J. Lee
Notary Public

My Commission Expires: Nov. 12, 1989

BONNIE J. LEE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 454,681.80

Affiant

Sworn to and subscribed before me this the 25th day of April, 1988.

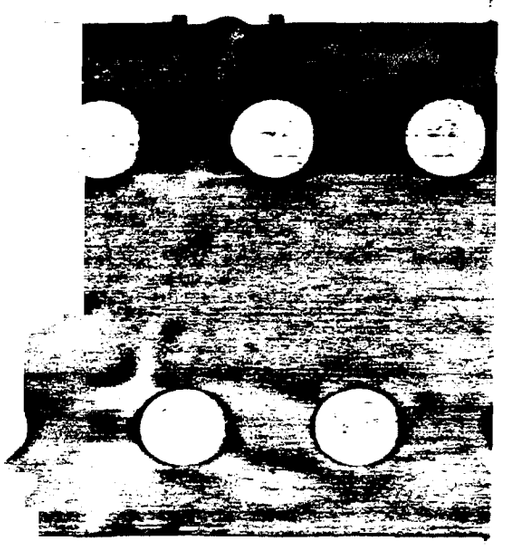
Notary Public

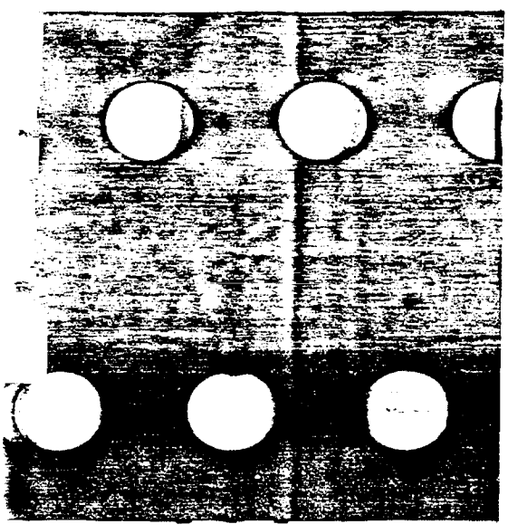
My Commission Expires: My Commission Expires July 9, 1989

8440 04/26 0101 03CHECK 1279.66
IDENTIFICATION REFERENCE

RECEIVED
'88 APR 26 2 33 PM
WILLIAM R. REGISTER
DAVIDSON COUNTY, TN

24658





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7526 PAGE 638

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 454681.80
				CON TX 1273.16
				PRFEE 0.50
				WDEED 6.00
				TOTAL 1279.66
				CHECK 1279.66
04/26/88	01			14:34 0001 8440

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

24658

IDENTIFI REFERENCE

APR 26 2 33 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 84526