BOOK 7578 PAGE 831

THIS INSTRUMENT PREPARED BY:
Baker, Worthington, Crossley,
Stansberry & Woolf
Thirtieth Floor, L & C Tower
Nashville, Tennessee 37219

WARRANTY DEED

M-158
8 111

FROM: MEDLIN WHERRY LAND COMPANY

TO: CHARLES M. TOMLINSON,
JR. AND WIFE,
POLLYANNE F. TOMLINSON

8012 06/21 0101 03CHECK 155.10

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles M. and Pollyanne F. Tomlinson	Charles M. and Pollyanne F. Tomlinson	
(NAME)	(NAME)	
106 Suffolk Crescent Drive	106 Suffolk Crescent Drive	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Brentwood, Tennessee 37027	Brentwood, Tennessee 37027	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $52,000.

Charles M. Tomlinson, Jr.
Affiant

Subscribed and sworn to before me this the 20th day of June, 1988.

My commission expires: 1-31-89 (Affix seal)

M. Lorraine Parker
Notary Public

(FOR REGISTER'S USE)

FOR AND IN CONSIDERATION of the sum of TEN AND 00/100 ($10.00) DOLLARS and other good and valuable considerations, cash in hand paid by CHARLES M. TOMLINSON AND WIFE, POLLYANNE F. TOMLINSON, (the "Grantees" herein), the receipt whereof is hereby acknowledged, the undersigned Grantor, MEDLIN WHERRY LAND COMPANY, a Tennessee general partnership composed of W. Craig Medlin and Steve R. Wherry, ("Grantor" herein), has bargained and sold, and by these presents does transfer and convey unto the said Grantees, CHARLES M. TOMLINSON AND WIFE, POLLYANNE F. TOMLINSON, their heirs and assigns, certain real estate in Davidson and Williamson Counties, State of Tennessee, being more particularly described as follows:

Land in Williamson County, Tennessee, being Lot No. 54 on the Plat of Derby Glen Close as of record in Plat

Book 6250, Page 90, Register's Office for Davidson County, Tennessee, to which plat reference is made for a more complete description.

Being a part of the same property conveyed to Medlin Wherry Land Company by deed from Edward Richey, et al., of record in Book 456, Page 413, Register's Office of Williamson County, Tennessee and Book 6141, Page 542, Register's Office of Davidson County, Tennessee.

Said lot is a part of Derby Glen Close Subdivision and reference is also hereby made to the plat of Derby Glen Close as of record in Plat Book 8, Page 137, Register's Office for Williamson County, Tennessee.

The legal description and the state of title of the property have been furnished to the draftsman by the Grantor, by third parties or from the record. The draftsman assumes no liability as to the accuracy thereof.

SUBJECT TO:

1. 1988 taxes, a lien, but not yet due and payable.

2. Restrictive covenants contained in instrument of record in Book 473, Page 328, Register's Office for Williamson County, Tennessee.

3. Restrictive covenants contained in instrument of record in Book 7549, Page 568, Register's Office for Davidson County, Tennessee.

4. Plan of record in Book 6250, Page 90, Register's Office for Davidson County, Tennessee, shows an owner's certificate, a 120-foot minimum building setback line from Old Hickory Boulevard, and a 15-foot easement for public utility and drainage purposes along the rear and westerly lines of said lot.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said CHARLES M. TOMLINSON, JR. AND WIFE, POLLYANNE F. TOMLINSON, their heirs and assigns, forever.

And Grantor does covenant with the said Grantees, that it is lawfully seized and possessed of said real estate in fee simple; has a good right to convey it, and the same is unencumbered except as set out herein.

And Grantor does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the said real estate to the said CHARLES M. TOMLINSON, JR. AND WIFE, POLLYANNE F. TOMLINSON, their heirs and assigns, against the lawful claims of all persons whomsoever.

DATED as of this the 20th day of June, 1988.

MEDLIN WHERRY LAND COMPANY

By: _____
W. Craig Medlin, Partner

By: _____
Steve R. Wherry, Partner

LOT54.RGM
6/20/88(aa)

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, M. NORRIS JENKINS, a Notary Public of the aforesaid County and State Steve R. Wherry, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for the purposes therein contained and who further acknowledged that he is the attorney-in-fact of W. Craig Medlin, a partner of Medlin Wherry Land Company, the maker, and is authorized by the maker to execute this instrument on behalf of the maker.

Witness my hand and seal, this 20TH day of JUNE, 1988.

M. Norris Jenkins
Notary Public

My commission expires:

1-31-89

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, M. NORRIS JENKINS of the state and county aforesaid, personally appeared Steve R. Wherry, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a partner of Medlin Wherry Land Company, the within named bargainor, a partnership, and that he as such partner, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by himself as partner.

Witness my hand and seal, this 20TH day of JUNE, 1988.

M. Norris Jenkins
Notary Public

My commission expires:

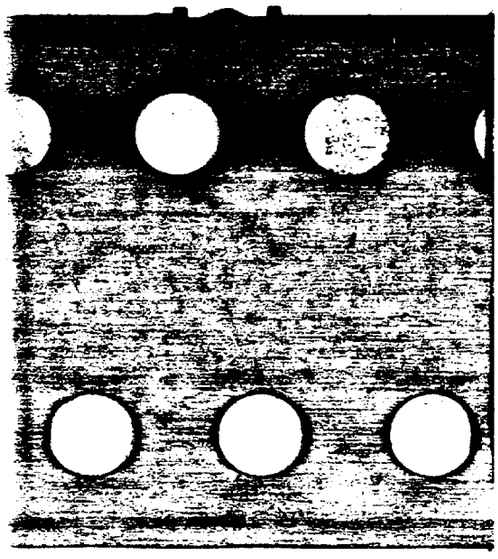
1-31-89

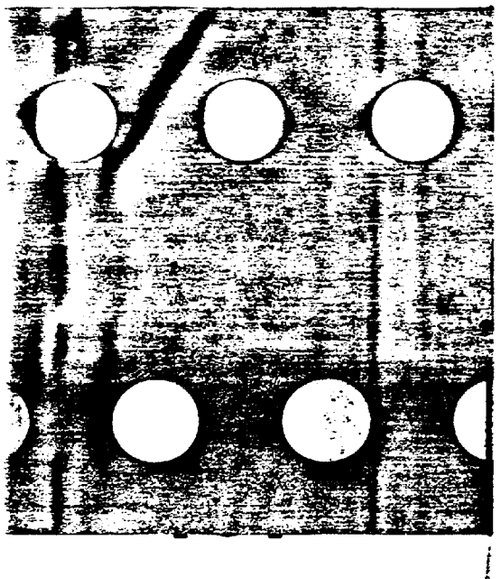
42208

IDENTIFICATION REFERENCE

JUN 21 12 58 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____ BOOK 7578 PAGE 834

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 52000.00
				CON TX 145.60
				PRFEE 0.50
				WDEED 9.00
				TOTAL 155.10
				CHECK 155.10
06/21/88	01			13:01 0001 8012

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

42208

IDENTIFICATION REFERENCE

JUN 21 12 58 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 104807