This Instrument Was Prepared By:
Gerald G. Patterson, Esq.
Trabue, Sturdivant & DeWitt
The Paddock I, C-12
229 Ward Circle
Brentwood, TN 37027

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Address New Owner(s):	Send Tax Bills to:	Tax Information:
John L. Templeton, III	New Owner	Map: 81-12
P.O. Box 90463		Group:
Nashville, TN 37209-0463		Parcel(s): 442

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, ARLISS B. ARMSTRONG (the "Grantor"), has this day bargained and sold, and does hereby transfer and convey to JOHN L. TEMPLETON, III (the "Grantee"), its successors, heirs and assigns, all that tract or parcel of land described on Exhibit "A" hereto.

This is unimproved property.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee and its successors, heirs and assigns, forever.

AND Grantor convenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "B" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to said Grantee, its successors, heirs and assigns against the lawful claims of all persons.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 23rd day of September, 1988.

Arliss B. Armstrong
ARLISS B. ARMSTRONG

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Arliss B. Armstrong, 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 23rd day of September, 1988.

Sharon A. Tucker
Notary Public

My Commission Expires: October 9, 1991

NOTARY PUBLIC

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STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is ~~$10.00~~ $35,000

John T. Tempest Jr.
Affiant

Subscribed and sworn to before me, this 26th day of September, 1988.

B. Edwards Cooper, Atty.
~~Notary Public~~

~~My Commission Expires:~~ _____

A tract of land lying in Davidson County, Tennessee, to wit:

Being Lot Number 2 on the Plan of Resubdivision of Lot 39 and part of 37 and 41 of the North Nashville Real Estate Company's property as of record in Plat Book 6050, page 367, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed by deed from John L. Templeton, III to Arliss B. Armstrong of record in Book 7467, page 351, Register's Office for Davidson County, Tennessee, as corrected by deed of correction of record in Book 7471, page 855, Register's Office for Davidson County, Tennessee.

EXHIBIT "A"

This conveyance is made subject to:

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

2. All matters appearing on the Plan of record in Plat Book 6050, page 367, Register's Office for Davidson County, Tennessee.

70090

SEP 26 2 43 PM '88

2927 09/26 0101 03CHECK 120.00

EXHIBIT "B"

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	35000.00
CON TX	115.50
PRFEE	0.50
WDEED	12.00
TOTAL	128.00
CHECK	128.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 0927

70890

SEP 26 2 44 PM '88

No. 137895