File No: 8395-5

Address New Owner:	Send Tax Bills To:	Map/Parcel
ROUSSEL CONSTRUCTION CO., INC. 1730 General George Patton Drive Suite 110 Brentwood, TN. 37027	Same S A M E	Map 75-05 Par 31

WARRANTY DEED

FOR AND IN CONSIDERATION 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, HAROLD D. MITCHELL, hereinafter called the Grantor, has bargained and sold and by these presents does transfer and convey unto the said ROUSSEL CONSTRUCTION CO., INC., hereinafter called the Grantee, its successors and assigns, a certain tract or parcel of land in the County of Davidson, State of Tennessee, described as follows, to-wit:

SEE ATTACHED SCHEDULE "A"

Patsy Mitchell, wife of Harold D. Mitchell, executes this instrument for the purpose of (i) acknowledging and consenting to this conveyance, including the transfer of any property interest in the herein described property that may have accrued to her by virtue of her marriage to Harold R. Mitchell, and (ii) waiving, renouncing and quitclaiming to grantee any dower, elective share, exemption rights or other rights which she may have or which are provided for by law in the premises hereby conveyed.

This property is conveyed subject to the Plan of record in Book 161, Page 62, and Book 6900, page 760, said Register's Office and to all applicable local government planning, building and zoning regulations.

This is unimproved property

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said ROUSSEL CONSTRUCTION CO., INC., its successors and assigns, forever.

AND GRANTORS COVENANT that they are lawfully seized and possessed of said real estate, in fee simple, that they have a good and valid right to convey it and that the same is unencumbered.

AND GRANTORS DO further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said real estate against the lawful claims of all persons whomsoever.

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

217.64

APR 4 1 00 PM '89

WITNESS our hands on this 23rd day of March, 1989.

Patsy Mitchell
PATSY MITCHELL

Harold D. Mitchell
HAROLD D. MITCHELL

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $16,000.00.

AFFIANT

Sworn to and subscribed before me this 23rd day of March, 1989.

NOTARY PUBLIC

My commission expires: 11-21-92.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Harold D. Mitchell and wife, Patsy Mitchell, bargainors, with whom I am personally acquainted, (or proved to me 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 Brentwood, Tennessee, this 23rd day of March, 1989.

NOTARY PUBLIC

My commission expires: 3-2-1992

Prepared By:
Tom G. Coleman, Jr., Attorney
Coleman Real Estate Closing Service, Inc.
9000 E. Church St. B-102
Brentwood, TN 37027

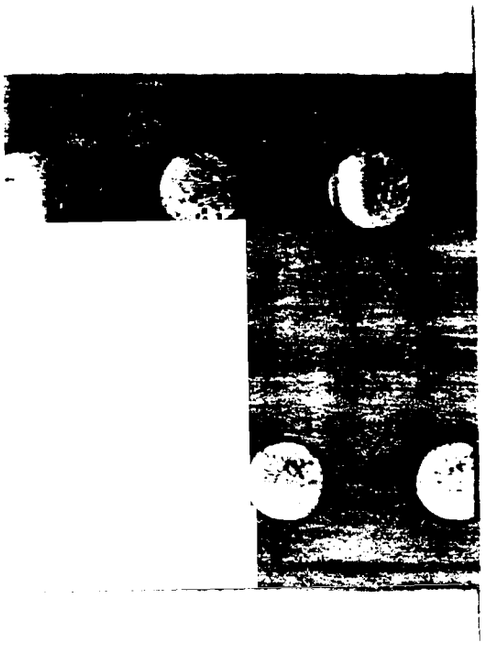
ATTACHED SCHEDULE "A"

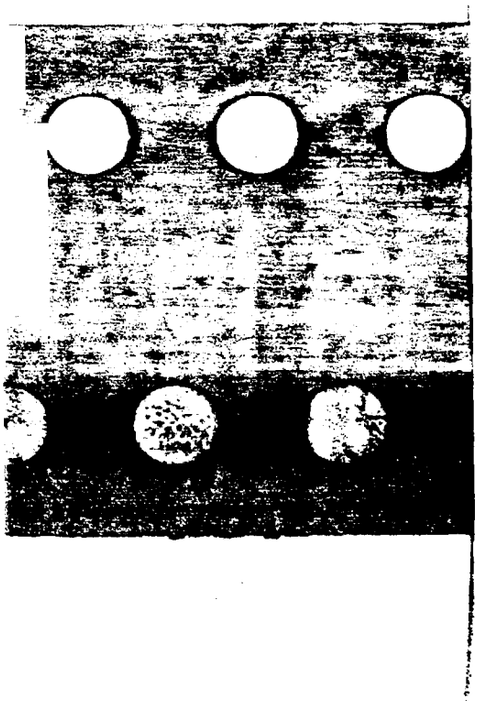
Being a 1.75, more or less, acre tract of land lying in the Second Civil District of Davidson County, Tennessee. Said tract further described as being Lot No. 10 on the Plan of Hermitage Place, Section 2, as of record in Plat Book 6900, page 760 of the Register's Office of Davidson County, Tennessee. Property description as follows:

Beginning at a point lying on the southerly margin of Hills Lane (unimproved), said point further described as being the northeast corner of Lot No. 10 and lying 15 feet south of Myles Owens northwest property corner as of record in Book 4508, page 714, Register's Office for Davidson County, Tennessee; thence leaving said point of beginning and running with the common line of Lot No. 10 and Owens South 8 degrees, 38 minutes, 11 seconds West a distance of 318.00 feet to a point at the common intersection of Lot No. 10 and Owen's most southerly corner and Miller Kimbrough's most westerly corner as of record in Book 3317, page 453, Register's Office for Davidson County, Tennessee; thence running with the northeast property line of Hermitage Place, Section One as of record in Plat Book 6900, page 206, North 42 degrees 07 minutes 17 seconds West, a distance of 298.75 feet to a point at the common rear corner of Lots 7 & 8 on the said Plan of Hermitage Place, Section One; thence running North 52 degrees, 33 minutes 39 seconds West, a distance of 175.66 feet to a point at the northwest corner of Lot No. 9 on the Plan of Hermitage Place, Section One; thence running with the common line of Lot No. 9, Section One and Lot No. 10, Section Two, South 58 degrees, 12 minutes, 45 seconds West, a distance of 107.42 feet to a point lying on the easterly margin of Bonnafield Drive; thence running with the easterly margin of Bonnafield Drive and a curve to the right, having a radius of 1477.28 feet, a distance of 54.41 feet to a point at the end of said curve; thence continuing with said margin of Bonnafield Drive North, 29 degrees, 40 minutes, 41 seconds West, a distance of 40.13 feet to a point at the beginning of a curve; thence running with said curve having a radius of 25 feet to the right, a distance of 55.99 feet to a point at the end of said curve lying on the southerly margin of Hills Lane: thence running with the margin of Hills Lane, South 81 degrees, 21 minutes, 49 seconds East, a distance of 506.85 feet to the point of beginning.

Being part of the same property conveyed to Harold D. Mitchell by deed from Eva Richardson, a widow, of record in Book 7016, page 918, Register's Office for Davidson County, Tennessee,

2055 04/04 0101 03CHEK 02:20





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

RECEIVED OF _____

FOR _____

BOOK 7808 PAGE 280

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	16000.00
CON TX	52.80
PRFEE	0.50
WDEED	9.00
TOTAL	62.30
CHECK	62.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK
04/04/89 01 13:00 0001 2055

2 1 7.6 4

IDENTIFICATION REFERENCE

Apr 4 1 00 PM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 196493