BOOK

WARRANTY DEED

This instrument was prepared by:
SCHULMAN, LeROY & BENNETT, P.C.
P. O. Box 2707
Nashville, Tennessee 37219

ADDRESS OF NEW OWNER(S):	SEND TAX BILLS TO:	MAP-PARCEL NO:
Cecil Davis 5008 Rawlings Road Joelton, TN 37080	Same	29-71

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $5,000.00.

H. Michael Bennett
Affiant

Subscribed and sworn to before me this 6th day of June 1989.

Bonnie Lee Bennett
Notary Public

My Commission Expires:
March 11, 1990

For and in consideration of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledge, I, H. MICHAEL BENNETT, TRUSTEE, hereinafter referred to as Grantor, have bargained and sold, and by these presents do transfer and convey unto CECIL DAVIS, hereinafter referred to as Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Lot 2a: Being an irregular, triangular tract containing approximately .07 acres, designated Map 29, Parcel 70, located at the intersection of the Clarksville Highway #41A (formerly 112) and Old Clarksville Pike, just north of Eaton's Creek Road, with all buildings thereon.

Said tract fronts 358 feet, more or less, on the southerly margin of Clarksville Highway and approximately the same on the northerly margin of Old Clarksville Pike, converging to a point at the intersection of the two roads on the east and measuring approximately 66 feet on the west boundary.

Being a portion of the property conveyed to Richard H. Hawkins, Trustee, by deed from J. M. Caillouette and wife, Dorothy H. Caillouette, of record in Book 5783, page 739, Register's Office for Davidson County, Tennessee. Reference is hereby made to an Appointment of Substitute Trustee of record in Book 6000, page 382, an Appointment of Substitute Trustee of record in Book 7041, page 799 and Amendment to Trust Agreement, of record in Book 7262, page 773, all in the Register's Office for Davidson County, Tennessee.

This is improved property, known as Clarksville Highway, Joelton, Tennessee 37080

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said Grantee, his heirs, successors and assigns forever, and we do covenant with the said Grantee that I am seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except as above mentioned, and taxes for the year 1989 which the Grantee herein assumes and agrees to pay.

AND I do further covenant and bind myself, and my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his heirs, successors and assigns, against the lawful claims of all persons whomsoever.

The Grantor makes no representations as to what, if any, operations may be conducted on property under existing zoning laws, and the Grantee hereby assumes said risk in that regard.

WITNESS our hands this 5th day of June, 1989.

H. Michael Bennett Trustee
H. Michael Bennett, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 6th day of June, 1989, before me personally appeared H. MICHAEL BENNETT, TRUSTEE, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

Witness my hand and seal, at office in Nashville, Tennessee, this 6th day of June, 1989.

Bonnie Lee Bennett
Notary Public

My Commission Expires:
March 11, 1990

39995

IDENTIFICATION

JUN 9 1 12 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

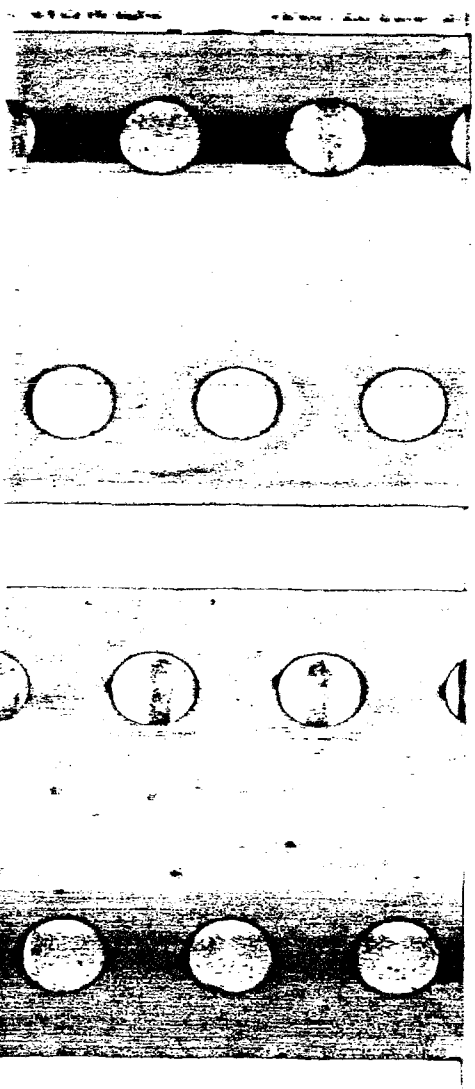
RECEIVED

3619 06/09 0101 03CHECK 23.00

HMB/ts/BENNETT.137

OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____

BOOK 7861 PAGE 614

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	5000.00
CON TX	16.50
PRFEE	0.50
WDEED	6.00
TOTAL	23.00
CHECK	23.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/09/89 01 13:13 0001 3619

399955

IDENTIFICATION REFERENCE

JUN 9 1 12 PM '89

FELIX Z WILSON JR REGISTER
DAVIDSON COUNTY TN

No. 217963