BOOK 7122 PAGE 445

FORM NO. WB-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 106,500.00

Frances Shirley Beal
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF August, 1989.

Notary Public

MY COMMISSION EXPIRES: 5-22-93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney 640 Spence Lane Nashville, Tn. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Clyde A. Beal (NAME)	Carl I. Brown and Company (NAME)	86-3
709 Saddle Trail Court (STREET ADDRESS OR ROUTE NUMBER)	7101 College Blvd., Suite 800 (STREET ADDRESS)	10
Hermitage, Tennessee 37076 (CITY) (STATE) (P. O. ZIP)	Overland Park, Kansas 66210 (CITY) (STATE) (ZIP)	04D-91797

FOR AND IN CONSIDERATION OF THE SUM 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, WE, J & L. Builders, a Tennessee General Partnership comprised of James A. Powell and Larry Powell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Clyde A. Beal and wife, Frances Shirley Beal, as tenants by the entirety

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING Lot No. 23, Saddlebrook, as of record in Book 6250, Page 940, Register's Office, Davidson County, Tennessee.

BEING part of the same property conveyed to J & L. Builders, a Tennessee General Partnership comprised of James A. Powell and Larry Powell by deed from William G. Sadler and wife, Mary S. Sadler of record in Book 6859, Page 701, Register's Office, Davidson County, Tennessee.

Subject to Declaration of Protective Covenants and Restrictive Covenants of record in Book 6925, Page 947, Amendment and change of street name of record in Book 6995, Page 398 and Book 7046, Page 38, and Petition to waive Protective and Restrictive Covenants of record in Book 7453, Page 407, said Register's Office.

6057.8.

IDENTIFICATION REFERENCE

AUG 24 3 07 PM '89

DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 709 Saddle Trail Court, Hermitage, Tennessee 37076
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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, and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 18th day of August, 1989

J & L Builders

By: James A. Powell

James A. Powell

Larry Powell

STATE OF TENNESSEE }
Davidson COUNTY }

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Personally appeared before me, _____
(Name of natural person executing the instrument)

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand, at office, this _____ day of _____ 19____.

My Commission Expires _____

_____
Notary Public

STATE OF TENNESSEE }
Davidson COUNTY }

(AFFIX SEAL)

Personally appeared before me, James A. Powell and Larry Powell
(Name of officer) (Offical capacity of officer)

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that the y executed the within instrument for the purposes therein contained, and who further acknowledged that t he y is/ARE the

General Partners of J & L Builders, A Tennessee General Partnership
("attorney-in-fact" or "president" or "general partner")

of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand, at office, this 18th. day of August 19 89.

My Commission Expires 5-22-93

_____
Notary Public

(AFFIX SEAL)

WARRANTY DEED

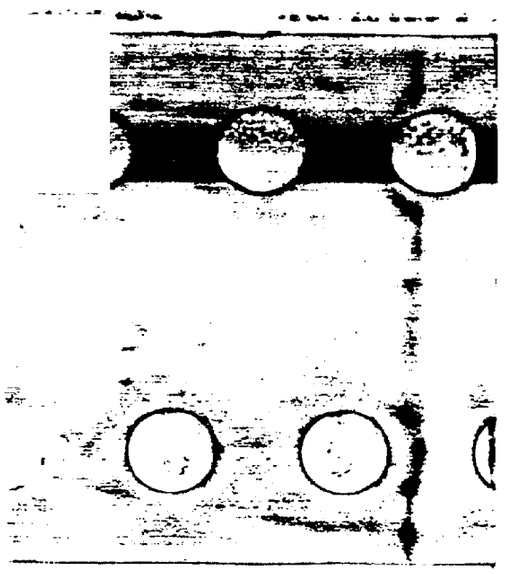
FROM
J & L. Builders

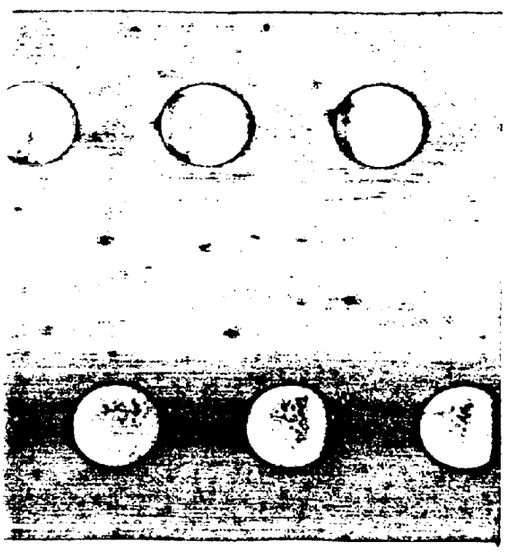
TO
Clyde A. Beal

Frances Shirley Beal

9018 08/24 01[illegible] 3[illegible] 358.45

title escrow, inc.
suite 208
640 spence lane
nashville, tennessee 37217





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 106500.00
CON TX 351.45
PRFEE 1.00
~~ARCED~~ 6.00
TOTAL 358.45
CHECK 358.45

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/24/89 01 15:09 0001 9018

6057.0

IDENTIFICATION REFERENCE

AUG 24 3 07 PM '89

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 242246