THIS INSTRUMENT PREPARED BY: G. WAYNE DETRING
P. O. Box 1045, Hendersonville, TN 37077
(FROM INFORMATION PROVIDED BY THE PARTIES)

BOOK 8016 PAGE 305

WARRANTY DEED

NEW OWNER(S):	SEND TAX BILLS TO:	PARCEL NUMBERS:
Jerry C. Harlan and Wanda G. Harlan 613 Old Hickory Blvd. West Madison TN 37115	same	Map 42-16 Parcel 94

FOR AND IN CONSIDERATION of the sum of $ 10.00, cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, we, hereinafter referred to as Grantors, have this day bargained and sold, and do hereby transfer and convey unto the said Jerry C. Harlan and wife, Wanda G. Harlan, hereinafter referred to as Grantees, their successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being a part of Lot No. 33 on the plan of Douglas-Levine Subdivision, of record in Plat Book 547, page 44, Register's Office for said County.

Beginning at a point on the north margin of Woodruff Street at the southwest corner of the property conveyed to Firestone Tire and Rubber Company of record in Book 3315, page 413, said Register's Office, thence along the north margin of Woodruff Street N 75° 45' W 151.6 feet to a common corner of lots 33 and 40 of said Douglas-Levine Subdivision; thence along the common line of said lots 33 and 40 N 14° 04' E 100 feet thence along the common line of lots 33 and 34 of said subdivision S 75° E 151.6 feet to the northwest corner of the property conveyed to Firestone Company as above mentioned; thence S 14° 04' W 100 feet to the point of beginning.

Being the same property conveyed to Homer E. Chance and Randy E. Chance, by deed of record in Book 5420, page 724, Register's Office for Davidson County, Tennessee.

This property is sold AS IS, WITH ALL FAULTS.
This is improved property known as: Woodruff Building,
200 Woodruff Street
Madison, Tennessee 37115
This is commercial property and is not the residence of either Grantor.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantees, their successors, heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as of record. We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns, against the lawful claims of all persons.

WITNESS our hands this 28 day of DEC—, 1989, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Homer E. Chance
HOMER E. CHANCE

Randy E. Chance
RANDY E. CHANCE

93121
IDENTIFICATION REFERENCE
JAN 2 11 37 AM '90
DAVIDSON COUNTY, TN

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE)
COUNTY OF Sumner)

The actual consideration or value, whichever is greater, for this transfer is $94,962.26.

Randy E. Chance
AFFIANT

Subscribed and sworn to before me, this 28th day of December, 1989.

Candy Fields
NOTARY PUBLIC

My Commission Expires: 10/25/93

STATE OF TENNESSEE)
COUNTY OF Sumner)

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared Homer E. Chance and Randy E. Chance, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

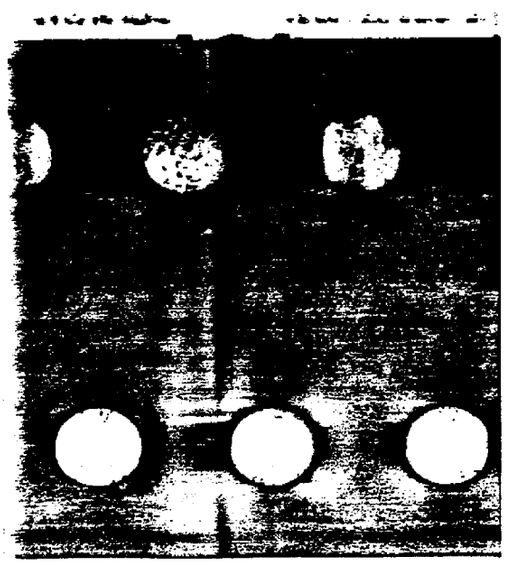
Witness my hand and seal at office in Hendersonville, Tennessee, this 28 day of December, 1989.

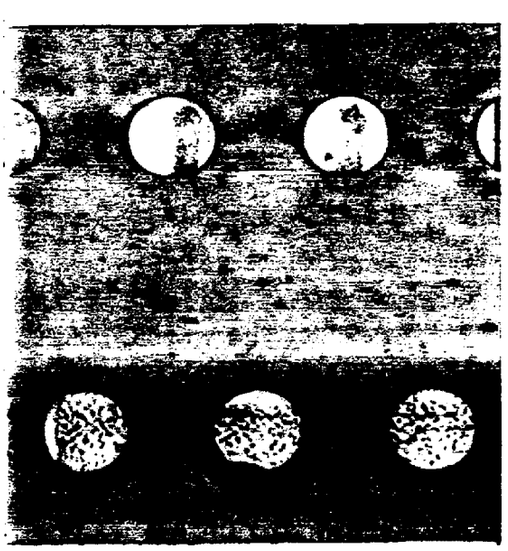
Candy Fields
NOTARY PUBLIC

My Commission Expires: 10/25/93

CANDY FIELDS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

X286 01/02 0101 03CHECK 320.50





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

RECEIVED OF _____

FOR _____

BOOK 8016 PAGE 307

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 94962.26
				CON TX 313.50
				PRFEE 1.00
				WDEED 6.00
				TOTAL 320.50
				CHECK 320.50

01 02:90 01 11:37 0001 9288

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9311.21

IDENTIFI REFERENCE

JAN 2 11 37 AM '90

DAVIDSON COUNTY, TN

No. 280451