THIS INSTRUMENT PREPARED BY:
Andrew B. Gibson, Jr.
CLEMENT & GIBSON
Suite 600, Noel Place
200 Fourth Avenue North
Nashville, Tennessee 37201

16850

IDENTIF. TREFERENCE

APR 6 9 01 AM '90

DAVIDSON COUNTY TN.

RUSH

STATE OF TENNESSEE)
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $ 545,888.00.

AFFIANT

Subscribed and sworn to before me this 5th day of APRIL, 1990.

NOTARY PUBLIC
My Commission Expires: [illegible]

WARRANTY DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NOS.
John R. Cherry, III 403 W. Tyne Boulevard Nashville, TN 37205	NEW OWNER	Map 130-5 Parcel 140 and Parcel 140.1

For and in consideration of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid by the herein named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, PHILLIP RICHARD VERRILL, hereinafter "GRANTOR" has bargained and sold, and by these presents does hereby transfer and convey unto JOHN R. CHERRY, III, hereinafter "GRANTEE", his heirs, representatives and assigns forever, that certain tract or parcel of land located in DAVIDSON County, Tennessee, described in EXHIBIT "A" attached hereto and incorporated herein by reference.

THIS IS IMPROVED PROPERTY KNOWN AS: 403 W. Tyne Boulevard, Nashville, Tennessee 37205.

This conveyance is made subject to the following:

1. Taxes for the current year which have been prorated between the parties and assumed by the Grantee.

2. Those matters as they appear on the Plan of Highlands of Belle Meade, of record in Book 547, page 180, Register's Office said County, and the Plan of Belle Meade Subdivision No. 2, of record in Book 421, page 51, Register's Office said County.

3. Easement granted to the City of Nashville for electric transmission lines consisting of a 20-foot strip along the rear property line of Lot No. 6, Block 1, a distance of 175 feet, more or less, by an instrument of record in Book 1644, page 373, Register's Office for Davidson County, Tennessee, affecting a part of Tract I.

4. Water rights, agreements, etc., contained in an instrument of record in Book 1255, page 580, Register's Office for Davidson County, Tennessee, from Robert G. Benson, Trustee, to the Nashville Surburban Utility District.

5. Easement for the flow of Richland Creek, affecting Tract No. II.

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, representatives and assigns forever.

And GRANTOR does covenant with the said GRANTEE that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and warrants that the same is unencumbered, except as set forth above.

GRANTOR does further covenant and bind himself, his heirs and assigns to warrant and forever defend the title to the said land to the said GRANTEE, his heirs, representatives and assigns, against the lawful claims of all persons whomsoever.

JINANNE VERRILL, spouse of PHILLIP RICHARD VERRILL, executes this deed to convey any and all interest she may have, marital or otherwise, in and to the property herein described.

WITNESS my hand on this the 5 day of APRIL, 1990.

PHILLIP RICHARD VERRILL

JENANE VERRILL
Jinanne

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared PHILLIP RICHARD VERRILL AND WIFE, JINANNE VERRILL, 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 official seal at office, this 13th day of APRIL, 1990.

NOTARY PUBLIC

My Commission Expires: 10-9-91

a:deedcher
abg/90/4

EXHIBIT "A"

Two tracts of land in Davidson County, Tennessee, described as follows:

TRACT I:

Being Lot No. 7 and the northwesterly part of Lot No. 6 of Block 1 on the Plan of Highlands of Belle Meade, of record in Book 547, page 180, Register's Office for Davidson County, Tennessee, and described as follows:

Beginning at a point in the westerly margin of West Tyne Drive, formerly Lochin Lane, 50 feet North of the corner of Lots Nos. 5 and 6, said point being the northeast corner of Tract No. 1 of the land conveyed to E. Palmer Jones and wife, by deed from Sara D. Sexton, of record in Book 2198, page 501, Register's Office for Davidson County, Tennessee; thence with the margin of said Drive, northwesterly 300 feet, to a point at the corner of Lots Nos. 7 and 8; thence with the line between said Lots, southwesterly 158 feet, to a point; thence southerly 297 feet along the line of Lots Nos. 9 and 10, to the northwest corner of the Jones Lot, above mentioned; thence with Jones' line, northeasterly 222 feet, to the point of beginning.

TRACT II:

Being a parcel of land on the easterly side of West Tyne Drive, formerly Lochin Lane, being a part of Block F on the Map of Belle Meade Subdivision No. 2, of record in Book 421, page 51, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a point in the easterly margin of West Tyne Drive, formerly Lochin Lane, at a point which would be established by the extension of the line between Lots No. 6 and 7 of Block 1, of the Highlands of Belle Meade, of record in Book 547, page 180, Register's Office for Davidson County, Tennessee, if extended; thence in an easterly direction along the said line if extended, 40 feet, more or less, to the center line of Richland Creek; thence with the center line of said Creek, southerly 100 feet, more or less, to a point at the northeast corner of the land conveyed to E. Palmer Jones and wife, by deed from Sara D. Sexton, of record in Book 2198, page 501, Register's Office for Davidson County, Tennessee; thence westerly along Jones' line, 40 feet, more or less, to a point in the easterly margin of said Drive; thence with the margin of the same, northerly 100 feet, more or less, to the point of beginning.

Being the same property conveyed to Phillip Richard Verrill by deed from Miller G. Kimbrough and wife, Mary Craige Kimbrough, of record in Book 5192, page 803, Register's Office of Davidson County, Tennessee.

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

RECEIVED OF _____

FOR _____

BOOK 8082 PAGE 776

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 545388.00
CON TX 1801.47
PRFEE 1.00
WDEED 9.00
TOTAL 1811.47
CHECK 1811.47

04/06/90 01 08:59 0001 B776

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11685Q

IDENTIFICATION REFERENCE

APR 6 9 01 AM '90

DAVIDSON COUNTY TN.

No. 307921