DAVIDSON COUNTY TN.
APR 6 9 03 AM '90
IDENTIF. REFERENCE
16853

THIS INSTRUMENT PREPARED BY:
WILLIAMS & SMITH
1100 L & C Tower
Post Office Box 3079
Nashville, Tennessee 37219-0079

BOOK 8082 PAGE 788

WARRANTY DEED

ADDRESS NEW OWNERS:	PARTY RESPONSIBLE FOR TAXES:	MAP/PARCEL #:
O. B. HOFSTETTER, JR., TESTAMENTARY TRUSTEE UNDER THE WILL OF BEDELIA COODE BEASLEY Suite 500, 230 Fourth Avenue North Nashville, TN 37219		Map 162-16-0C Parcels 015.00CO, 016.00CO, 017.00CO, 018.00CO, 019.00CO, 020.00CO, 021.00CO, 022.00CO and 023.00CO

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned, WILLIAM L. RUDOLPH, does hereby transfer and convey unto O. B. HOFSTETTER, JR., TESTAMENTARY TRUSTEE UNDER THE WILL OF BEDELIA COODE BEASLEY, certain tracts or parcels of real property in Davidson County, Tennessee, described on EXHIBIT A hereto.

TO HAVE AND TO HOLD said tracts or parcels, with the appurtenances, estate, title and interest therein belonging to the said O. B. HOFSTETTER, JR., TESTAMENTARY TRUSTEE UNDER THE WILL OF BEDELIA COODE BEASLEY, its successors and assigns forever.

The undersigned covenants with the said O. B. HOFSTETTER, JR., TESTAMENTARY TRUSTEE UNDER THE WILL OF BEDELIA COODE BEASLEY that he is lawfully seized and possessed of said land in fee simple and has a good right to convey it and the same is unencumbered, except as set forth on EXHIBIT B, to which this conveyance is expressly made subject.

The undersigned does further covenant and bind himself, and his successors and assigns to warrant and forever defend the title to said land to the said O. B. HOFSTETTER, JR., TESTAMENTARY TRUSTEE UNDER THE WILL OF BEDELIA COODE BEASLEY, its successors and

assigns, against the lawful claims of all other persons or entities whomsoever, except as to those matters set forth on EXHIBIT B, to which this conveyance is expressly made subject.

IN WITNESS WHEREOF, the undersigned has executed this instrument on this 30 day of March, 1990.

William L. Rudolph
WILLIAM L. RUDOLPH

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Lori A Williams, a Notary Public in and for the County and State aforesaid, the within named WILLIAM L. RUDOLPH, the bargainor, 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 and official seal at Nashville, Tennessee, this 30 day of March, 1990.

Lori A Williams
Notary Public

My Commission Expires: 3/11/91

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration or value, whichever is greater, for this transfer is $ 51,000.00.

William L. Rudolph
AFFIANT

Subscribed and sworn to before me this 30 day of March, 1990.

Lori A Williams
Notary Public

My Commission Expires: 3/11/91

EXHIBIT A

LAND situated in the 31st Councilmatic District of Davidson County, Tennessee, and being Lot Nos. 15, 16, 17, 18, 19, 20, 21, 22, and 23 on the Plan of Leisure Heights, Planned Unit Development, Phase I, Section 2, as revised and as of record in Book 6900, Page 440, Register's Office of Davidson County, Tennessee, to which Plat reference is here made for a more complete description of said lots.

THERE is further conveyed to the Grantee, its successors and assigns, a perpetual non-exclusive easement for ingress and egress by pedestrian or vehicular traffic to said lots as said right of way of ingress and egress to said lots is shown on the aforesaid Plat.

THERE is further hereby conveyed as appurtenances to the aforesaid lots the designated parking spaces for said lots as set forth on the aforesaid Plat to which reference is here made for a more complete description.

BEING part of the same property conveyed to William L. Rudolph by Trustee's Deed from Julian L. Bibb, Trustee, of record in Book 7977, Page 431, Register's Office of Davidson County, Tennessee.

THIS is unimproved real property known as:

15 - 408 Leisure Lane, Antioch, Tennessee 37013
16 - 410 Leisure Lane, Antioch, Tennessee 37013
17 - 412 Leisure Lane, Antioch, Tennessee 37013
18 - 414 Leisure Lane, Antioch, Tennessee 37013
19 - 416 Leisure Lane, Antioch, Tennessee 37013
20 - 418 Leisure Lane, Antioch, Tennessee 37013
21 - 420 Leisure Lane, Antioch, Tennessee 37013
22 - 419 Leisure Lane, Antioch, Tennessee 37013
23 - 417 Leisure Lane, Antioch, Tennessee 37013

EXHIBIT B

This conveyance is subject to the following matters:

1. Declaration of Covenants, Conditions And Restrictions of record in Book 6146, Page 241; amended in Book 6150, Page 585, further amended in Book 6259, Page 862, and further amended in Book 7303, Page 232, Register's Office of Davidson County, Tennessee.

2. By-Laws of Leisure Heights Homeowner's Association of record in Book 6146, Page 276, Register's Office for Davidson County, Tennessee.

3. Matters set forth on the Plan of Leisure Heights of record in Book 5200, Page 609; Book 5800, Page 397 and Book 6900, Page 440, Register's Office of Davidson County, Tennessee.

4. Deed of conveyance of sewer lines of record in Book 6303, Page 596, Register's Office of Davidson County, Tennessee.

5. Storm Water Detention Agreement of record in Book 6145, Page 226, Register's Office of Davidson County, Tennessee.

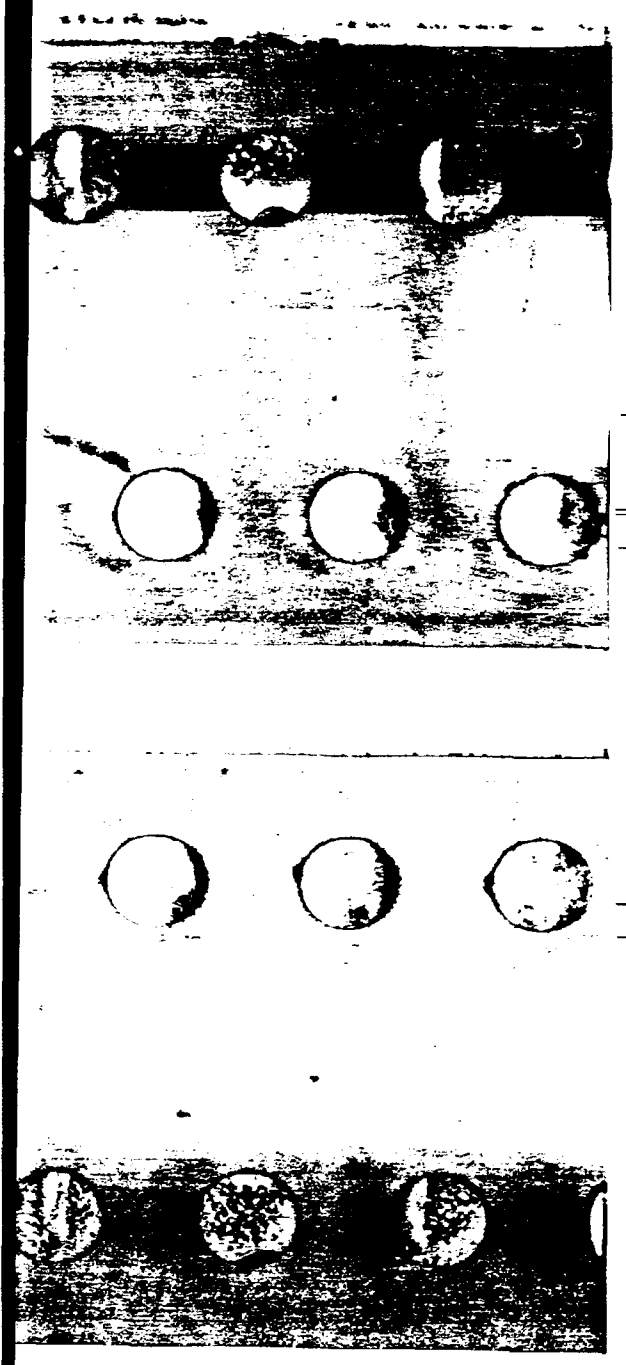
6. Deeds of conveyance of sewer lines of record in Book 5020, Page 739; Book 5025, Page 614; Book 5287, Page 976; and Book 5287, Page 979, of said Register's Office.

7. A perpetual non-exclusive easement for ingress and egress granted Albar Building Industries of record in Book 4984, Page 569, of said Register's Office.

8. Easement for the flow of Mill Creek.

9. Real Property Taxes for 1990 prorated to date of closing and assumed by the Grantee.

10. Such easements or restrictions of record that might be applicable.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8082 PAGE 792

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 81000.00
CON TX 267.30
PRFEE 1.00
MISC 12.00
TOTAL 280.30
CHECK 280.30

04/06/90 01 09:02 0001 8779

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

16853

IDENTIF. REFERENCE

APR 6 9 03 AM '90

DAVIDSON COUNTY TN.

No. 307924