WARRANTY DEED BOOK 8098 PAGE 980

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	TAX PARCEL NUMBERS
James M. Lenahan		Map 149
(NAME)	(NAME)	
1000 Estur Bridge Court	SAME	Parcel 122
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Antioch, TN 37013		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Thirty-Seven Thousand Five Hundred and No/100 Dollars ($37,500.00) *Dollars,*

I, Henry F. Lenahan, Jr.,

have this day bargained and sold, and do hereby transfer and convey unto the said James M. Lenahan, his heirs and assigns, all of my undivided one-half (1/2) interest in

certain real estate in Davidson County, Tennessee, as follows:

SEE EXHIBIT A ATTACHED HERETO

2274 1.

IDENTIFICATION REFERENCE

APR 30 3 47 PM '90

DAVIDSON COUNTY, TN

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 37,500.00

Subscribed and sworn to before me, this the 30TH day of April 19 90

My commission expires: MARCH 11, 1991 (Affix Seal)

Affiant

Notary Public

NOTARY PUBLIC PT LARCE STATE OF

This is improved (X) unimproved ( ) property, known as 1058 Rural Hill Road Nashville, TN (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Henry F. Lenahan, Jr., his

heirs and assigns forever. I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representative, to warrant and forever defend the title to said real estate to said* James M. Lenahan, his

heirs and assigns, against the lawful claims of all persons.

Witness my *hand this* 26th *day of* April, 19 90, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Henry F. Lenahan, Jr.

HENRY F. LENAHAN, JR.

STATE OF TENNESSEE }
COUNTY OF ~~DAVIDSON~~ Rutherford }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Henry F. Lenahan, Jr.

the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Murfreesboro, Tennessee, this 26th day of April, 1990.

Commission expires 12/5/93

Notary Public

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged .....self to be..... .....of the....., the within named bargainor, a corporation, and that .....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by .....self as.....

Witness my hand and seal, at office in....., this.....day of....., 19.....

.....Notary Public

Commission expires.....

WARRANTY DEED

FROM

HENRY F. LENAHAN, JR.

TO

JAMES M. LENAHAN

PREPARED BY:
Neal & Harwell
2000 One Nashville Place
150 Fourth Avenue North
Nashville, TN 37219
(615) 244-1713

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

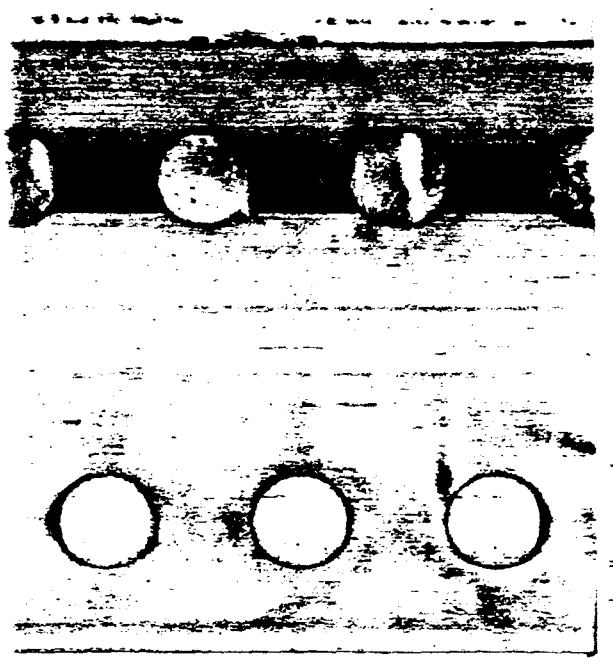
A tract of land in the 2nd Civil District of Davidson County, Tennessee, according to a survey by Lewis D. Justice, Surveyor, May 29, 1948, as follows:

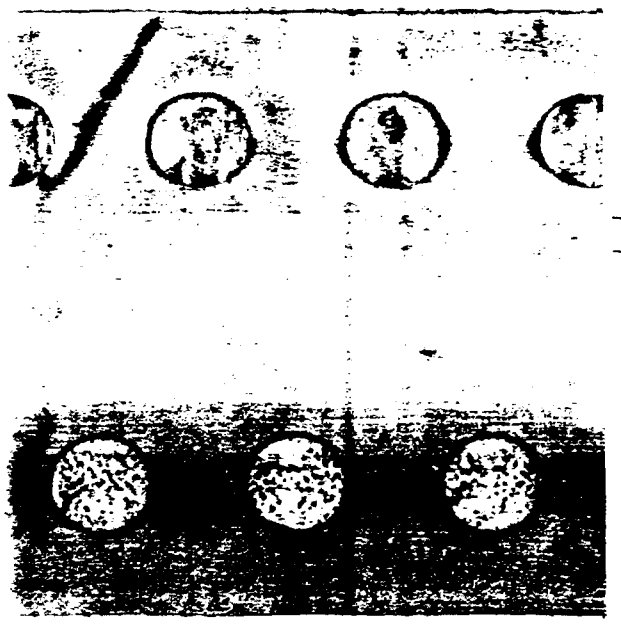
Beginning at a point in the southerly line of a 16-foot right-of-way granted to J. T. Kincaid and wife by deed of record in Book 1225, page 222, Register's Office for said County, said point being near the corner of the property of H. A. Creech where the line of the same would intersect the center line of Rural Hill Road; thence with said right-of-way, south 77 degrees 55 minutes east 36.6 feet to a point; thence South 52 degrees 35 minutes East 96.5 feet to a point, South 38 degrees 5 minutes East 184 feet to a point, South 82 degrees 20 minutes East 226 feet to a point in the easterly terminus of said right-of-way; thence with said easterly terminus of same North 5 degrees 25 minutes East 16 feet to a point in the line of the Sanders property; thence along Sanders' line South 84 degrees 35 minutes East 60 feet to a point; thence South 15 degrees 05 minutes East 37 feet to a point at a corner of a one acre tract conveyed to J. T. Kincaid and wife by deed of record in Book 1225, page 422, said Register's Office; thence with Kincaid's line, South 72 degrees 30 minutes West 113.3 feet; thence South 9 degrees 10 minutes East 241.3 feet; thence North 82 degrees 30 minutes East 108.7 feet to Kincaid's Southeast corner in Sanders' line; thence with Sanders' line, South 10 degrees 25 minutes East 396 feet to the north line of Campbell and Gentry's property; thence with the line of the same North 84 degrees 50 minutes West 213 feet to the southeast corner of the property of Mary Brown; thence with Brown's line North 18 degrees West 575 feet; thence South 81 degrees 55 minutes West, with Brown's northerly line, 222 feet to the center line of Rural Hill Road; thence with the center line of said Road, North 3 degrees 15 minutes West 381 feet to the beginning, containing 4.74 acres, more or less.

Being the same property conveyed to Henry F. Lenahan, Jr. and James M. Lenahan by deed from Muriel Cathey of record in Book 4853, page 798, Register's Office for Davidson County, Tennessee.

[illegible] 94 JUN 30 AM 9:01 DAVIDSON [illegible]

J:





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

RECEIVED OF _____

FOR _____

BOOK 8098 PAGE 983

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 37500.00
CON TX 123.75
PRFEE 1.00
WDEED 9.00
TOTAL 133.75
CHECK 133.75

04/30/90 01 15:48 0001 5858

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2274 I:

IDENTIFI REFERENCE

APR 30 3 47 PM '90

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 314911