This instrument prepared by:
THOMAS N. JONES
339 Main Street
Franklin, Tn. 37064

NEW OWNER:
Donald M. Pinkstaff, Jr.
Cindy L. Pinstaff
8399 Greenvale Drive

SEND TAX BILL TO:
same

MAP & PARCEL:
155-15-14
90-664-75

W A R R A N T Y D E E D

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, **STATE REALTY COMPANY, a partnership composed of Robert B. Hendley and Douglas C. Whiteside**, hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto **DONALD M. PINKSTAFF, JR. AND WIFE, CINDY L. PINKSTAFF**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

> Land lying and being inthe 9th Civil District of Davidson County, Tennessee, and being more particularly described as follows:
>
> Being Lot No. 34, of Section II, Natchez Trace Estates, of record in Book 4675, page 54, said Register's Office.
>
> Being a portion of the property conveyed to State Realty Company, a Partnership composed of Robert B. Hendley and Douglas C. Whiteside by deed from Walter B. Williams, Jr., etux Margie L. Williams in Book 5006, page 526, RODC, TN.

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;

Subject to the following restrictions and conditions:

1. 1990 City and County taxes a lien, not yet due. Grantees will be responsible for payment when due.

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

2. The Plan of record in Book 4675, page 54, said Register's Office.

3. Easement granted to the Harpeth Valley Utilities District of record in Book 7142, page 480, RODC, TN.

4. Subject to notes on Plan of record.

5. Amendment to minimum building set-back line of record in Book 7371, page 448, RODC, TN.

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 singular, and the use of any gender shall be applicable to all genders.

This property (X)unimproved ( ) improved property is known as 8399 Greenvale Drive, Davidson County, TN. 37064

WITNESS ~~his~~ HAND(S) THIS 24th DAY OF August 1990, IN FRANKLIN, TENNESSEE.

STATE REALTY COMPANY,
By: Robert B. Henley

Robert B. Henley - Partner
Robert B. Henley

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary for said State, Robert B. Hendley, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is a partner of the maker or a constituent of the maker and is authorized by the maker 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 20th day of August, 1990, in Franklin, Tn.

Marie Garrison
Notary Public

My Commission Expires:

10/23/93

14 0101 03CHECK 133.75

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

Leslie M. Perkoff
AFFIANT

Sworn to and subscribed before me this 20th day of August, 1990.

Marie Garrison
NOTARY PUBLIC

My commission expires: 10/23/93

5.7.2238

IDENTIFICATION REFERENCE

SEP 14 8 52 AM '90

FELIX P. WILSON CT. REGISTER
WILLIAMSON COUNTY, TN

OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____

BOOK 8195 PAGE 749

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

09/14/90 01 08:55 0001 8781

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

57238.

IDENTIFICATION REFERENCE

SEP 14 8 52 AM '90

FELIX Z WILSON JR REGISTER
DAVIDSON COUNTY, TN

No. 355428