FORM NO. WD-1

BOOK 8265 PAGE 91

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $92,000.00

William H. Jones
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 22nd DAY OF December, 1990

Notary Public

MY COMMISSION EXPIRES: 5-22-93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney (NAME) 640 Spence Lane Nashville, Tn. 37217 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO: (Mortgagee)	MAP-PARCEL NUMBERS
William H. Jones, Jr. (NAME)	Citizens Fidelity Bank & Trust Co. (NAME)	P/O MAP 24
4706 Brick Church Pike (STREET ADDRESS OR ROUTE NUMBER)	c/o PNC Mortgage Servicing Company (STREET ADDRESS)	PARCEL 146
Goodlettsville, TN 37072 (CITY) (STATE) (P O ZIP)	Louisville, KY 40296 (CITY) (STATE) (ZIP)	10D 01475

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, WE, James T. Hannaford, III and wife, Julianne T. Hannaford

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William H. Jones, Jr. and wife, Dorothy A. Jones

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

BEING a tract of land in the 10th Civil District of Davidson County, Tennessee and being a portion of that property conveyed to James T. Hannaford III in Deed Book 6125, Page 829, Register's Office, Davidson County, Tennessee more accurately described according to a survey dated November 20, 1990 made by Tommy A. Walker, License No. 1465, P.O. Box 495, Ridgetop, Tennessee, 37152, as follows:

BEGINNING at a set iron pin in the westerly line of said Hannaford property, said pin being North 04 deg. 58 min. 36 sec. East, 1261.63 feet from the southwest corner of said Hannaford property and being the most southwesterly corner of the herein described tract; thence with said west line North 04 deg. 58 min. 36 sec. East, 970.00 feet to an existing iron pin in the south line of Milton J. Woodard (Deed Book 3221, Page 091); thence with said Woodard line South 89 deg. 18 min. 46 sec. East, 233.99 feet to an existing iron pin corner to Robert K. Norman (Deed Book 7551, Page 529); thence leaving said Woodard with said Norman South 05 deg. 53 min. 33 sec. West, 970.00 feet to a set iron pin; thence leaving said Norman with a new line North 89 deg. 38 min. 58 sec. West, 218.55 feet to the point of beginning containing 5.02 acres, more or less. Conveyed together with an ingress, egress and private utility easement as follows: Beginning at an iron pin in the northwesterly margin of Brick Church Pike, said pin being the most southwesterly corner of said Hannaford and the most southeasterly of Jerry Brown (Deed Book 7827, Page 436); thence North 04 deg. 58 min. 36 sec. East, 932.37 feet to a point; thence North 33 deg. 48 min. 43 Sec. East, 393.38 feet to a point; thence South 89 deg. 38 min. 54 sec. East, 28.20 feet to an iron pin; thence South 05 deg. 53 min. 33 sec. West, 13.83 feet to a point; thence South 33 deg. 48 min. 43 sec. West

See Legal Continuation on back

This is unimproved ( ) improved (X) property, known as 4706 Brick Church Pike, Goodlettsville, TN 37072
(House Number) (Street) (P O Address) (City or Town) (Postal Zip)

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

Witness our hands this 22nd day of December, 19 90

James T. Hannaford, III James T. Hannaford III

Julianne T. Hannaford Julianne T. Hannaford

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James T. Hannaford, III and wife, Julianne T. Hannaford

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 22nd day of December, 1990

Commission expires 5-22-93

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____

My commission expires _____

Notary Public

WARRANTY DEED

FROM James T. Hannaford, III

Julianne T. Hannaford

IDENTIF. REFERENCE

TO William H. Jones, Jr.

Dorothy A. Jones

DEC 28 11 04 AM '90

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY TN.

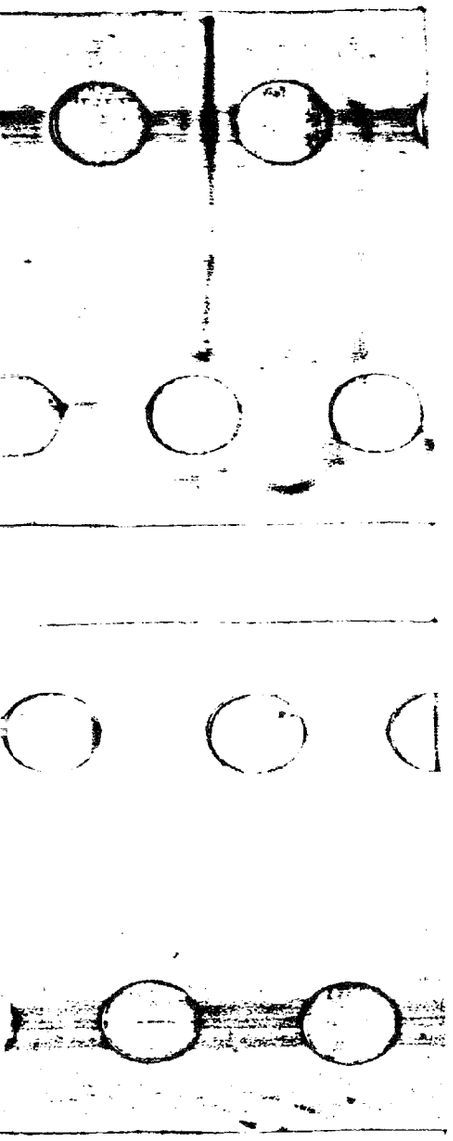
2538 12/28 0101 CHECK 310.60

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

CONTINUATION OF LEGAL DESCRIPTION

389.00 feet to a point; thence South 04 deg. 58 min. 36 sec. West, 735.00 feet to a point; thence South 07 deg.. 40 min. 00 sec. East, 93.92 feet to a point on the northwesterly margin of Brick Church Pike; thence with said margin South 35 deg. 52 min. 35 sec. West, 64.84 feet to a point; thence South 27 deg. 08 min. 09 sec. West, 45.76 feet to the point of beginning containing .9191 acres more or less.

Being part of the same property conveyed to James T. Hannaford III and wife, Julianne T. Hannaford by deed from Jack T. Webb and wife, Lou Iris Webb of record in Book 6125, Page 829, Register's Office for Davidson County, Tennessee.



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 92000.00
CON TX 303.60
PRFEE 1.00
WDEED 6.00
TOTAL 310.60
CHECK 310.60

12/28/90 01 11:03 0001 2538

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

82171

IDENTIF. TREFERENCE

DEC 28 11 04 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 384915