THIS INSTRUMENT PREPARED BY: LAWRENCE E. RAMSEY
ATTORNEY AT LAW
507 EAST COLLEGE STREET
DICKSON, TENNESSEE 37055
LER/LTIC 3056

BOOK 8393 PAGE 472

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TWENTY-FOUR THOUSAND AND 00/100 ($24,000.00) DOLLARS, cash in hand paid by WILLIAM A. UNDERHILL, single, receipt of which is hereby acknowledged, I, EARL F. BALLARD, single, have bargained and sold, and by these presents do transfer and convey unto the said WILLIAM A. UNDERHILL, single, his heirs and assigns, a certain tract or parcel of land as follows:

Land in Davidson County, Tennessee, being Lot 57, Valley West Subdivision, Section Two, of record in Plat Book 3500, Page 86, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Robin M. Carrier, single, by deed from Earl F. Ballard, single, dated January 31, 1991, of record in Book 8288, Page 604, in the Register's Office of Davidson County, Tennessee. Also being the same property conveyed to Earl F. Ballard, single, by Quitclaim Deed from Robin M. Carrier, single, dated _____ __, 1991, of record in Book ____, Page ___, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to the restrictions and reservations of record in Book 3833, Page 789, as amended in Book 3838, Page 501; and subject to all matters as shown by plat of record in Book 3600, Page 86, all in the Register's Office of Davidson County, Tennessee, to which reference is hereby made.

This property is further subject to an Easement for Sanitary Sewers to Harpeth Valley Utilities District of Davidson and Williamson Counties, Tennessee, dated February 15, 1972, of record in Book 4961, Page 447, in the Register's Office of Davidson County, Tennessee.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said WILLIAM A. UNDERHILL, single, his heirs and assigns, forever. And I do covenant with the said WILLIAM A. UNDERHILL, single, that I am lawfully seized and possessed of the said land in Fee Simple; have a good right to convey it, and the same is unincumbered. And I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said land to the said WILLIAM A. UNDERHILL, single, his heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS MY HAND, on this 21st day of June, 1991.

Earl F. Ballard
EARL F. BALLARD

STATE OF TENNESSEE
COUNTY OF DICKSON

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I, a Notary Public of the State and County aforesaid, certify that the within named bargainor, EARL F. BALLARD, single, with whom I am personally acquainted or who was proved on the basis of satisfactory evidence to me to be the person described in and who executed the foregoing instrument, personally appeared before me and acknowledged under oath that he executed the foregoing instrument as his free act and deed for the purposes therein contained.

WITNESS MY HAND and official seal at office in said County this 21st day of June, 1991.

Linda Barrett
NOTARY PUBLIC

My Commission Expires: 12/28/91

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $24,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Nancy Franklin
Affiant

Sworn to and subscribed to before me this 21st day of June, 1991.

Linda Barrett
Notary Public

My Commission Expires: 12/28/91

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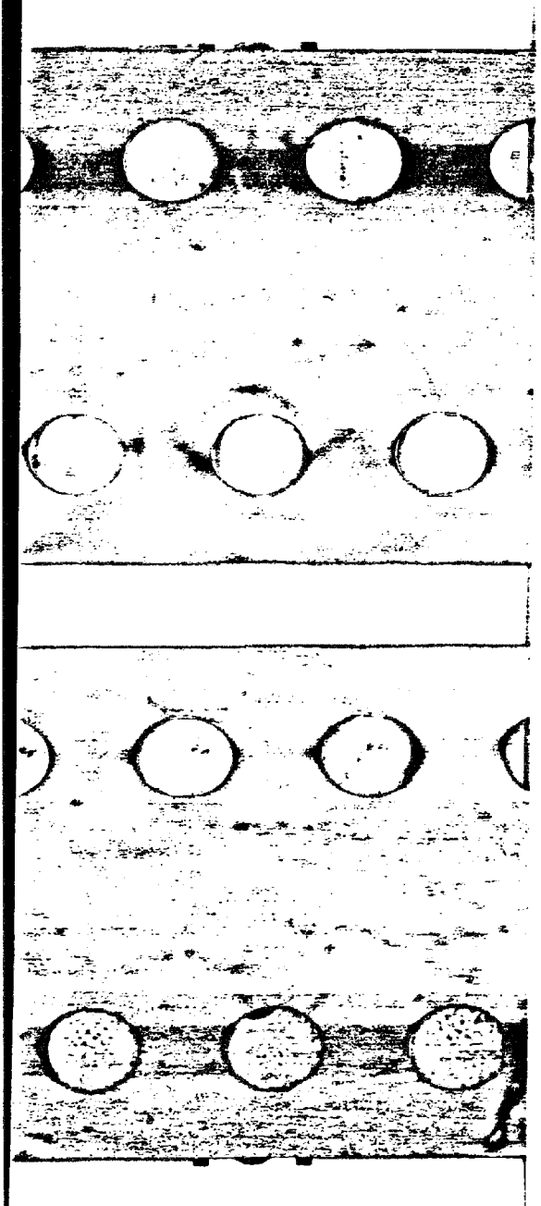
MAP 142
GROUP 11
PARCEL 11

ADDRESS OF NEW OWNERS AND
SEND TAX BILLS TO:
Mr. William A. Underhill
2002 Club Pkwy
Nashville, Tn. 37203

2921 4.

JUL 9 9 53 AM '91

REC 07.00 DIO1 03CHECK 95-3



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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 24000.00
				CON TX 88.80
				PRFEE 1.00
				WDEED 6.00
				TOTAL 95.80
				CHECK 95.80
07/09/91		01		09:55 0001 9822

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

29214

IDENTIFICATION REFERENCE

JUL 9 9 53 AM '91

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY

No. 438861