WARRANTY DEED

This instrument was prepared by:
SCHULMAN, LeROY & BENNETT, P.C.
P. O. Box 2707
Nashville, Tennessee 37219

ADDRESS OF NEW OWNER(S):	SEND TAX BILLS TO:	MAP-PARCEL NO:
Raymond Estes and Donald Griffin 4094 LAvergne-Couchville Pike Antioch, TN. 37013	Same	P/O Map 165 Parcel 28

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $34,500.00.

Annie Elizabeth Berry
Affiant

Subscribed and sworn to before me this 12th day of September, 1991.

Notary Public

My Commission Expires:
March 26, 1994

For and in consideration of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Fannie Lou Wheeler, a single person, referred to as Grantor, have bargained and sold, and by these presents do transfer and convey unto Raymond Estes and Donald Griffin, as tenants in common, each holding a 1/2 undivided interest, hereinafter referred to as Grantees, their heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in the 2nd, formerly the 3rd, Civil District of Davidson County, Tennessee, description of which description is provided by a survey conducted by Ray G. Cole, Registered Land Surveyor #924, dated July 31, 1991, being designated as Job #91-363 and described according to said survey as follows:

Beginning at an iron pin in the westerly margin of Lavergne Couchville Pike, said point being the northeast corner of the Walter Thomas Whitley property of record in Book 5917, page 139, R.O.D.C.; thence, north 83° 20' 6" west 353.10 feet to an iron pin, said point being the northeast corner of the aforementioned Whitley property; thence north 83° 20' 6" west 679.12 feet to an iron pin; thence north 7° 16' 28" east 621.44 feet to an iron pin; thence south 83° 25' 18" east 1003.80 feet to an iron pin in the westerly margin of the Donald R. Griffin property of record in Book 5683, page 292, R.O.D.C.; thence south, along Griffin's westerly border, south 2° 17' 37" west 579.10 feet to an iron pin in the westerly margin of Lavergne Couchville Pike; thence, south 32° 48' 26" west 50.68 feet to the point of beginning, said tract containing 14.71 acres.

Being the same property conveyed to W. C. Wheeler by deed from Luther Mitchell, unmarried, of record in Book 838, page 654, Register's Office of Davidson County,

Tennessee. Being also the same property conveyed to W. C. Wheeler and wife, Fannie Lou Wheeler, to create a tenancy by the entirety, by deed from W. C. Wheeler of record in Book 4259, page 86, in said Register's Office; the said W. C. Wheeler having since died.

This is unimproved property located on LaVergne/Couchville Pike, Nashville, 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 Grantees, their heirs, successors and assigns forever, and I do covenant with the said Grantees that I am seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except for taxes for 1991 and Greenbelt roll-back taxes which have been prorated and assumed by Grantee.

AND I do further covenant and bind myself, and my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, their heirs, successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hand this 12th day of September, 1991.

Fannie Lou Wheeler
by Annie Elizabeth Perry

Pursuant to a Special Power of Attorney of record in Book 8417, page 178, Register's Office for Davidson County, Tennessee.

1909 09/18 0101 03CHECK 134.65

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 12th day of September, 1991, before me personally appeared Annie Elizabeth Perry to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Fannie Lou Wheeler and acknowledged that she executed the same as the free act and deed of Fannie Lou Wheeler.

Witness my hand and seal, at office in Nashville, Tennessee, this 12th day of September, 1991.

Notary Public

My Commission Expires:
March 26, 1994

47801

IDENTIFICATION

SEP 18 12 10 PM '91

PICK-UP



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

RECEIVED OF _____

FOR _____

BOOK 8445 PAGE 133

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	34500.00
CON TX	127.65
PRFEE	1.00
WDEED	6.00
TOTAL	134.65
CHECK	134.65

09/18/91 01 12:12 0001 1909

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4.7.8.0 I:

IDENTIFICATION

SEP 18 12 10 PM '91

No. 460135