BOOK 8544 PAGE 607

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,000.00

Charles E Bradley Jr
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF January, 1992

Lynn Fuson
Notary Public

MY COMMISSION EXPIRES: March 26, 1994
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CHARLES E. BRADLEY, JR. (NAME)	DOMINION BANKSHARES MORTGAGE CORP. (NAME)	MAP 17
853 Dry Creek Road (ADDRESS)	P. O. BOX 12701 (ADDRESS)	PARCEL 161
Goodlettsville, TN 37072 (CITY) (STATE) (ZIP)	ROANOKE, VA 24027-2701 (CITY) (STATE) (ZIP)	

FOR AND 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, J. O. BRADLEY AND WIFE, RUTH M. BRADLEY, BY AND THROUGH LYNN FUSON AS ATTORNEY IN FACT

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CHARLES E. BRADLEY, JR. AND WIFE, MARY A. BRADLEY

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:

SEE ATTACHED EXHIBIT "A" INCORPORATED HEREIN FOR A MORE COMPLETE LEGAL DESCRIPTION

8802 02/06 0101 03CHECK 235.00

82074

IDENTIFICATION REFERENCE

FEB 6 [illegible] 92

unimproved ( )
This is improved (XX property, known as 853 Dry Creek Road, 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 my hand this 31st day of January, 19 92

J. O. Bradley
J. O. BRADLEY
BY: ~~Daughter~~ Lynn Fuson
LYNN FUSON, ATTORNEY IN FACT

Ruth M. Bradley
RUTH M. BRADLEY
BY: Lynn Fuson Attorney in Fact
LYNN FUSON, ATTORNEY IN FACT

Attorney in Fact

STATE OF TENNESSEE
COUNTY OF

BOOK 8544 PAGE 668

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, _____, Tennessee, this _____day of _____ 19_____ .

Commission expires_____ _____

Notary Public

STATE OF TENNESSEE
COUNTY OF

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_____ oath(s) acknowledged_____to be the _____ and_____ respectively of the_____ the within named bargainor, and corporation, and that_____ as such _____ and_____ being authorized so to do, execute 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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lynn Fuson to me known to be the person, or proved to me upon satisfactory evidence, to be the person who executed the foregoing instrument on behalf of J. O. BRADLEY and wife, RUTH M. BRADLEY, and acknowledged that she executed the same as the free act and deed of the said J. O. BRADLEY and wife, RUTH M. BRADLEY, for the purposes therein contained.

WITNESS my hand and official seal on this the 31st day of January, 1992

Ann Adams
NOTARY PUBLIC

My Commission Expires: March 26, 1994

WARRANTY DEED
FROM
TO
RETURN TO:

A tract of land in the 10th, formerly the 20th Civil District of Davidson County, Tennessee, described according to a survey made by John M. Sullivan, County Surveyor, March 3, 1947, as follows:
Beginning at a point in the center of Dry Creek Road, said point being in the northern boundary line of a tract of land owned by O. Forester; thence with Forester's northern boundary line, North 75 deg. 05 minutes East 588.5 feet to a post at a fence corner in Forester's boundary line; thence with said line, North 4 deg. 30 minutes East 559.4 feet to a sugar maple at a fence corner; thence with the western boundary line of a tract of land owned by H. Wagner North 23 deg. 33 minutes East 532.1 feet to a stake in fence in J. W. Hitt's southern boundary line; thence with Hitt's southern boundary line, South 71 deg. 31 minutes West 430.8 feet to a post at the end of a fence; thence North 78 deg. 18 minutes West 207.5 feet to an 8 inch sycamore; thence North 40 deg. 30 minutes West 172.4 feet to a point in the center of the Old Brick Church Pike; thence with the center of said Pike South 50 deg. 15 minutes West 170.9 feet to the beginning of a curve; thence around said curve, 211.5 feet to the beginning of another curve; thence around said curve 99.5 feet to a point; South 62 deg. 20 minutes West 126 feet to the beginning of another curve; thence around said curve 196 feet to a point and South 49 deg. 28 minutes West 107 feet; thence South 9 deg. 21 minutes West 80.5 feet to a point in the eastern boundary line of said one acre tract owned by Mrs. C. H. Hardcastle; thence with the easterly boundary line of said one acre tract, South 23 deg. 29 minutes East 206 feet to a point South 9 deg. 42 minutes West 162.5 feet to a point in the northern boundary line of a tract of land owned by Mrs. N. McCasland; thence with the northern line of McCasland tract of land, South 88 deg. 44 minutes East 586.1 feet to a corner post, South 48 deg. 12 minutes East 424.1 feet to a tree and post, South 62 deg. 54 minutes East 107.6 feet to a corner post; thence South 38 deg. 42 minutes East 44.4 feet to the center of said Dry Creek Road; thence with the center of said Dry Creek Road, South 81 deg. 32 minutes East 100 feet to a point, South 75 deg. 29 minutes East 100 feet to a point and South 70 deg. 28 minutes East 55 feet to the beginning, containing 33.9 acres, more or less.

BEING the same property conveyed to J. O. Bradley and wife, Ruth M. Bradley, by deed of record in Book 2439, page 375, Register's Office for Davidson County, Tennessee.

INCLUDED in the above description but expressly EXCLUDED from this conveyance is a portion of the above described property having been heretofore conveyed to Charles E. Bradley, by deed of record in Book 5931, page 94, Register's Office for Davidson County, Tennessee, described as follows:
Land in the 10th Civil District of said County, and being a part of the J. O. Bradley property, as of record in Book 2439, page 375 and 376, Register's Office for said County and described as follows according to a survey by Hart-Freeland-Roberts, Inc., dated October 2, 1970, as follows:
BEGINNING at a point in the north margin of Dry Creek Road, said point being 1397.09 feet more or less from the centerline of Brick Church Pike measured along the margin of Dry Creek Road; thence North 22 deg. 20' East 188.16 feet to a corner post; thence North 38 deg. 48' East 321.10 feet to a 24" elm; thence South 84 deg. 44' East 389.19 feet to a corner post; thence South 4 deg. 44" East 389.19 feet to a persimmon tree, said point being on the north margin of the Gordon property; thence South 75 deg. 56' West 540.14 feet to the north margin of Dry Creek Road; thence North 70 deg. 48' West 117.93 feet to the point of beginning, containing an area of 4.728 acres.

INCLUDED in the above description but expressly EXCLUDED from this conveyance is a portion of the above described property having been heretofore conveyed to Charles E. Bradley by deed of record in Book 4572, page 963, Register's Office for Davidson County, Tennessee, described as follows:
Being in the 10th Civil District of said County, and being part of the J. O. Bradley property of record in Book 2439, pages 375 and 376, Register's Office for said County, and described as follows according to a survey by Hart-Freeland-Roberts, Inc., dated Oct. 2, 1970, as follows:
BEGINNING at a point in the north margin of Dry Creek Road, said point being 1210 feet more or less, east of the centerline of Brick Church Pike measured along the margin of Dry Creek Raod; and said point being the easterly corner of McCasland property; thence along the north boundary of the McCasland property North 45 deg. 59' West 14.11 feet to a tree; thence North 70 deg. 09' West 151.70 feet to a tree and corner post; thence North 47 deg. 48' West 424.43 feet to a corner post and mulberry tree; thence North 88 deg. 56' West 383.08 feet to a corner post, said point being a common corner with the Hardcastle property; thence along Hardcastle's east boundary North 11 deg. 16' East 162.99 feet to a corner fence post, said point being a common corner with the Hardcastle and Fyke properties; thence North 62 deg. 19' East 294.36 feet to an iron pin at the east corner of the Fyke property; thence South 53 deg.

Continued:

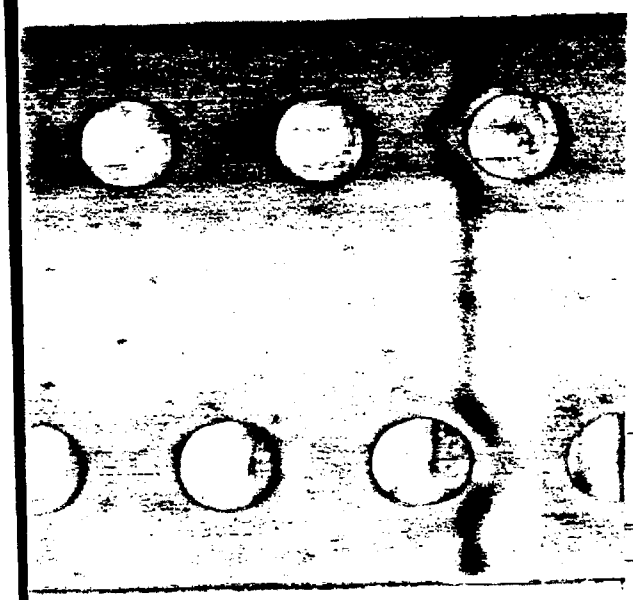
09' East 801.33 feet to an iron pin; thence South 16 deg. 22' West 186.30 feet to the north margin of Dry Creek Road; thence along the margin of Dry Creek Road on a curve to the left with radius 598.07 feet, 76.89 feet to the point of beginning, containing an area of 5.122 acres.

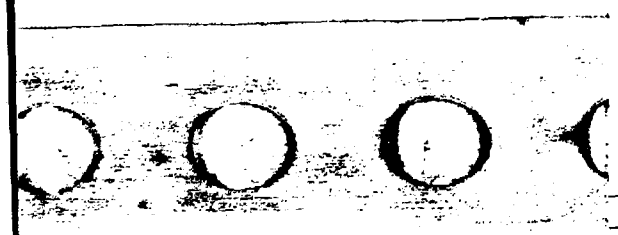
J. O. Bradley
J. O. BRADLEY

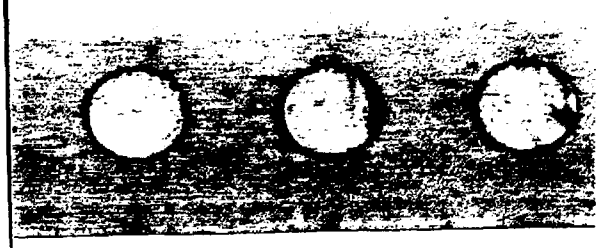
BY: Lynn Fuson, Attorney in fact
LYNN FUSON, ATTORNEY IN FACT

Ruth M. Bradley
RUTH M. BRADLEY

BY: Lynn Fuson, Attorney in fact
LYNN FUSON, ATTORNEY IN FACT







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

RECEIVED OF _____

FOR _____

BOOK 8544 PAGE 611

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	60000.00
CON TX	222.00
PRFEE	1.00
WDEED	12.00
TOTAL	235.00
CHECK	235.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/06/92 01 09:41 0001 8802

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IDENTIFICATION REFERENCE

FEB 6 9 01 AM '92

DAVIDSON COUNTY

No. 499412