BOOK 8587 PAGE 355

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value whichever is greater, for this transfer is $ 62,360.00
Subscribed and sworn to before me this the 27 day of March 1992

Affiant

Notary Public

My commission expires:
My Commission Expires Nov. 27, 1993 (Affix Seal)

NANCY A. CAMPBELL NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

Prepared by: SOUTHEAST TITLE of Tennessee, Inc. #2G15801 Suite 110, 2000 Richard Jones Rd., Nashville, TN 37215	
ADDRESS OF NEW OWNER: The Nature Conservancy	SEND TAX BILLS TO: SAME
1815 N. Lynn Street	
STREET ADDRESS Arlington, VA 22209	STREET ADDRESS
CITY STATE ZIP	CITY STATE ZIP
MAP & PARCEL NO. 138 part of 121	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,
Leslie Brinkley Stuart

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO The Nature Conservancy, a nonprofit corporation organized and existing under the laws of the District of Columbia
HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF:

IDENTIFICATION REFERENCE
96902
MAR 30 4 07 PM 1992
DAVIDSON COUNTY, TN

1659 03/30 0101 03CHECK 240.98

THIS IS IMPROVED PROPERTY KNOWN AS Couchville Cedar Glade, S. Mt Juliet Rd., Hermitage, TN 37076

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 27 day of March, 1992

Leslie Brinkley Stuart

Leslie Brinkley Stuart

-1123001 (9202) ELECTRONIC LASER FORMS, INC. - (313)293-8100 - (800)327-0545

State of Tennessee
County of Davidson

On this 27 day of March , 1992 , before me personally appeared Leslie Brinkley Stuart to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Witness my hand and official seal.
My Commission expires:

Notary Public

My Commission Expires Nov. 27 1993

State of Tennessee
County of

On this 27 day of March 27, , 1992 , before me personally appeared to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

Notary Public

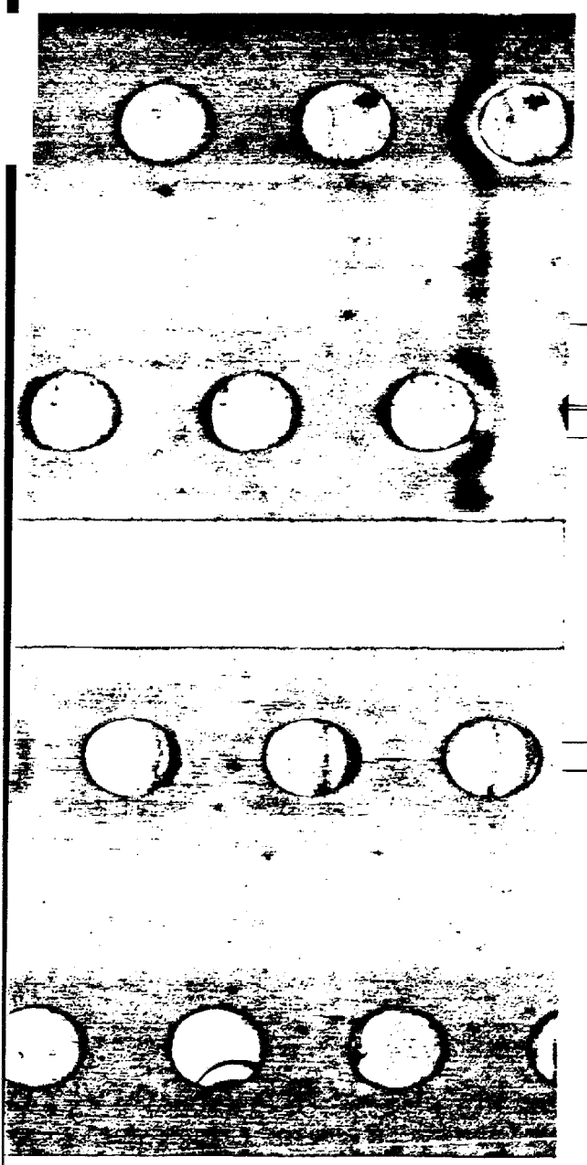
WARRANTY DEED

EXHIBIT A BOOK 8587 PAGE 357

Beginning at an iron pin in the South line of the Charles A. Pearson and James A. Beck property as recorded in Deed Book 5618, Page 958 at the Davidson County Registrar's Office, said iron pin being North 81 deg. 41' 08" West, a distance of 422.27 feet from a two inch steel pipe, said pipe being the Southeast corner of the said Charles A. Pearson and James A. Beck property; thence North 81 deg. 41' 08" West along the South line of said Charles A. Pearson and James A. Beck property and the Lee Eakes property as recorded in Deed Book 6183, Page 125, a distance of 887.73 feet to an iron pin on the East property line of the United States Corporation of Engineers Percy Priest Lake; thence, South 06 deg. 50' 03" West along the East property line of said Percy Priest Lake, a distance of 578.00 feet, passing by a concrete monument with a brass cap and cross mark at 504.29 feet, to an iron pin; thence, South 11 deg. 50' 37" West along the East line of said Percy Priest Lake, a distance of 42.92 feet to an iron pin; thence, South 68 deg. 27' 30" East along the North property line of the Robert Hoskins property as recorded in Quit Claim Book 6166, Page 881 at the Davidson County Registrar's Office, a distance of 705.39 feet to an iron pin in the centerline of a 20 feet wide lane; thence North 58 deg. 43' 03" East along the centerline of said Lane and the West line of herein described Tract 5, a distance of 78.71 feet to an iron pin; thence North 40 deg. 30' 56" East along the centerline of said Lane and the West line of herein described Tract 4, a distance of 363.24 feet to an iron pin; thence, North 48 deg. 59' 21" East along the centerline of said Lane and the West line of herein described Tract 3, a distance of 310.25 feet to an iron pin; thence, North 46 deg 25' 43" West along a new line dividing the property owned by Leslie B. Stuart, Sr. as recorded in Deed Book 5648, Page 225 at the Davidson County Registrar's Office, a distance of 327.80 feet to the point of beginning.

The above described property contains 15.59 acres, according to a survey by Gregory D. Hall, Registered Land Surveyor, on August 20, 1985, and being a portion of the same property conveyed to Leslie B. Stuart, Sr. , et ux by Caroline T. Lovell by deed of record in Deed Book 5648, Page 224 at the Davidson County Registrar's Office.

Being part of the property conveyed to Leslie Brinkley Stuart and wife, Catherine Denise Stuart by deed of record in Book 5648 at page 224, the said Catherine Denise Stuart having since quit claimed her interest in the property to Leslie Brinkley Stuart by quit claim deed of record in Book 7179 at page 242, all in the Register's Office for Davidson County, Tennessee.



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

RECEIVED OF _____

FOR _____

BOOK 8587 PAGE 358

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 62360.00	
			CON TX 230.88	
			PRFEE 1.00	
			WDEED 9.00	
			TOTAL 240.88	
			CHECK 240.88	
03/30/92	01	16:07	0001	1659

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

96902

IDENTIFICATION REFERENCE

MAR 30 4 07 PM '92

DAVIDSON COUNTY, TN

No. 516030