Box 17

BOOK 8748 PAGE 559

THIS INSTRUMENT WAS PREPARED BY:
M. NORRIS JENKINS, ATTORNEY AT LAW
Suite 230 - 392 Harding Place, Nashville, TN 37211

WARRANTY DEED

Address of New Owner(s):	Send Tax Bills To:	Map/Parcel Numbers:
Buford Deford	Same	Map 181
6726 Holt Road		Parcel 090.00
Nashville, TN 37211		

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged;

Doanld E. Turbeville and wife, Joan A. Turbeville

hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto

Buford Deford and wife, Jane Deford

hereinafter called the Grantee(s), 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 Sixth Civil District of Davidson County, Tennessee, on the Nolensville Pike, and bounded as follows:

Beginning at a stake in the center of Nolensville Pike at the intersection of the public road with the same, running thence with the north margin of said road South 16 1/2 deg. West 3 poles, South one-half degree West 19.2 poles, South 32 deg. West 2.8 poles, South 51 deg. West 8 poles, South 71 1/2 deg. West 4 poles, North 70 1/2 deg. West 8.6 poles, North 59 deg. West 33.6 poles, North 47 1/2 deg. West 5.12 poles to a stake, the southeast corner of a tract of land conveyed to D. L. Layne, et ux. by R. H. Cochran, et ux, by deed of record in Book 508, page 454, RODC, Tennessee, thence with the easterly line of said last mentioned tract North 21 1/2 deg. West 22.6 poles to a stake, large rock, elm, ash and hackberry pointers, thence North 62 deg. East 34.44 poles, more or less to a small cedar, the northwest corner of a tract of 90 1/2 square poles conveyed by R. H. Cochran, et ux, to D. L. Layne, et ux, by deed of record in Book 362, page 564, RODC, Tennessee; thence South 39 deg. East 8 poles to a stake, the southwest corner of last mentioned tract, thence North 61 1/2 deg. East 11 poles to a stake in the middle of said Nolensville Pike, thence with the center of said Pike South 33 1/2 deg. east 33.68 poles to the point of beginning, containing 14 acres 130 1/2 poles, more or less, and being the remainder of the 16 7/8 acre tract conveyed to R. H. Cochran by C. P. Williams, et ux. by deed of record in Book 340, page 180, RODC, Tennessee, after excluding from said original tract the two tracts above mentioned as having been conveyed by separate instruments to D. L. Layne, et ux.

Included in the above described property, but expressly excluded from this conveyance are the following two tracts of property:

Tract One:
A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit: A tract of land in the new 6th District of Davidson County, Tennessee, described according to a copy of a survey thereof made August 15, 1946, by Hal R. Swann, Jr., Surveyor, as follows: Beginning at the intersection of Old Holt Road and the new location of Holt Road at an iron pin; thence with the new location of Holt Road South 77 1/2 deg. East 39.6 feet to the beginning of a curve; thence easterly around a curve 637.3 feet to a point in said new road; thence leaving said Road South one-half deg. West 215.7 feet South 32 deg. West, 46.2 feet South 51 deg. West 132 feet South 71 1/2 deg. West, 66 feet North 70 1/2 deg. West 141.9 feet and North 59 deg. West along the margin of Old Holt Road 368 feet to

the beginning, containing 2.3 acres, more or less. Being property conveyed to Clarence D. Hedgepath and wife, Louise K. Hedgepath by deed from Lester L. Turbeville and wife, Beulah Turbeville, of record in Book 1360, page 408, Register's Office for Davidson County, Tennessee.

Tract Two:
Land in the 6th, formerly the 8th, Civil District of Davidson County, Tennessee, described as follows according to a survey made by Hal R. Swann, Jr., Surveyor, August 18, 1947: Beginning in the center of the Nolensville Road at the southeast corner of the property conveyed to J. H. Pitts and wife, by deed from R. H. Cochran and wife, of record in Book 1278, page 172, Register's Office for said County; thence with the center of said Pike, South 32 deg. 40' East 140.08 feet; thence leaving said Pike, South 64 deg. West 800.73 feet to an iron pin in the easterly line of the property conveyed to D. L. Layne and wife, by deed from R. H. Cochran and wife, of record in Book 508, page 454, said Register's Office; thence with said line North 22 deg. 13' West 248.16 feet to an iron pin; thence North 59 deg. 13' East 335.75 feet to a spike in the root of a 9-inch cedar; thence north 64 deg. 05' East 231.4 feet to an iron pin, the northwest corner of said Pitts' property; thence with Pitts' westerly line, South 33 deg. 26' East 137.2 feet to an iron pin, said Pitts' southwest corner; thence with said Pitts' southerly line North 64 deg. 04' East 184.24 feet to the beginning, containing 4.22 acres, more or less. Being the same property conveyed by Lester L. Turbeville and wife, Beulah L. Turbeville, to Leslie Chrisman and wife, Ora Marie Chrisman, by deed of record in Book 1532, page 147, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Donald E. Turbeville and wife, Joan A. Turbeville by deed from Gayle Marie Winnett and husband Daniel Alan Winnett of record in Book 8020, page 279, Register's Office for Davidson County, Tennessee.

This is the same description as used in the previous deed.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s) their heirs and assigns, forever; and we do covenant with the said Grantee(s) 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 assigns, to warrant and defend title 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 1st day of October, 1992.

Donald E. Turbeville
DONALD E. TURBEVILLE

Joan A. Turbeville
JOAN A. TURBEVILLE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Donald E. Turbeville and Joan A. Turbeville, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 1st day of October, 1992.

NOTARY PUBLIC DAVIDSON COUNTY, TN

My Commission Expires:
7-3-[illegible]

Ruffus Keeton
NOTARY PUBLIC

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $109,000.00.

AFFIANT

Subscribed and sworn to before me this 1st day of October, 1992.

My Commission Expires:

7-24-93

NOTARY PUBLIC

NOTARY PUBLIC
DAVIDSON COUNTY, TN

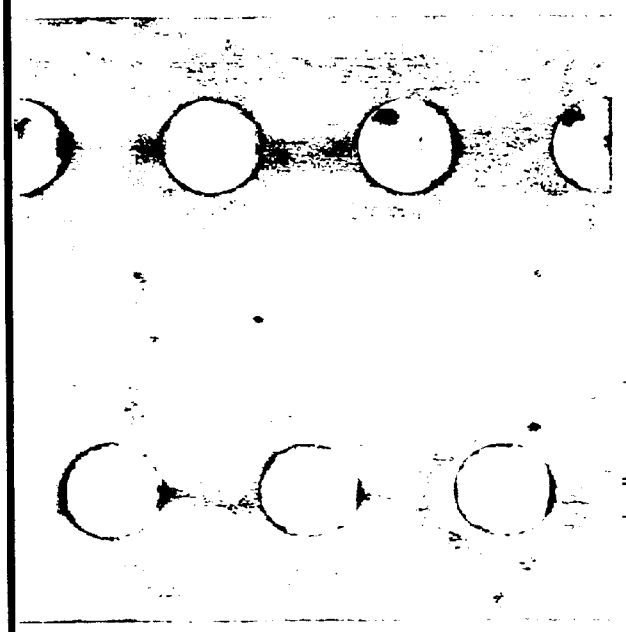
51978

IDENTIFICATION REFERENCE

OCT 5 1 49 PM '92

DAVIDSON COUNTY, TN

7490 10/05 0101 03CHECK 416.30



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

RECEIVED OF _____

FOR _____

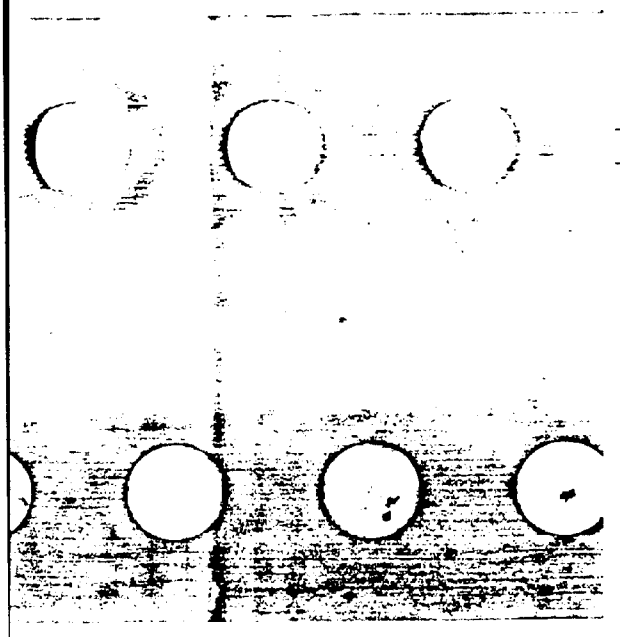
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CO CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 109000.00
CON TX 403.30
PRFEE 1.00
WDEED 12.00
TOTAL 416.30
CHECK 416.30

10/05/92 01 13:49 0001 7490



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5197.8

INSTRUMENT REFERENCE

OCT 5 1 03 PM 92

DAVIDSON COUNTY, TN

No. 577026