BOOK 8759 PAGE 807

THIS INSTRUMENT PREPARED BY:
James R. Cheshire, Esq.
Waller Lansden Dortch & Davis
511 Union Street, Suite 2100
Nashville, Tennessee 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $75,000.00.

Affiant

Notary Public
My Commission Expires:
1/23/94

ADDRESS OF NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NO.:
S. C. Bybee and wife, Peggy Bybee 522 Belmont Drive Bowling Green, KY 42101	OWNER	Map 54-12 Parcel 1

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of TEN DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, RICHARD E. ARNOLD AND WIFE, SALLY K. ARNOLD (hereinafter "Grantors") have bargained and sold, and by these presents do transfer and convey unto S. C. BYBEE AND WIFE, PEGGY BYBEE (hereinafter "Grantees"), their heirs, representatives and assigns, certain land in Davidson County, State of Tennessee, being more particularly described in Exhibit A attached hereto and made a part hereof (hereinafter the "Property").

This is unimproved property located on General Kershaw Drive 290.50 in Old Hickory, Tennessee.

This conveyance is made subject to the following matters:

1. Taxes for the current year, which have been prorated between the parties and assumed by the Grantees herein.

2. Subject to the rules and regulations for the management and operation of Old Hickory Lake & Dam Project and to the rise and flow of Old Hickory Lake.

3. Subject to the exact location of the U.S. Government take line.

4. Restrictive Covenants contained in an instrument of record in Trust Deed Book 167, page 1, Register's Office for Wilson County, Tennessee, as amended by instrument of record in Trust Deed Book 173, page 617, said Register's Office, placed upon premises by instrument of record in Book 2996, page 38, Register's Office for Davidson County, Tennessee and Deed Book 154, page 475, Register's Office for Wilson County, Tennessee.

5. Matters shown on survey by E. Doug Worsham, R.L.S. Tenn. No. 854, dated September 29, 1992.

6. Matters that may arise due to discrepancies between the survey by Walter H. Davidson, R.L.S. No. 1467, the survey by E. Doug Worsham, R.L.S. No. 854, and the deed of record in Book 4387, page 877, Register's Office for Davidson County, Tennessee.

WDARNOLD
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7. Matters that may arise due to the fact that a subdivision plat has never been recorded as to the Property.

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title and interest thereto belonging to Grantees, their heirs, representatives and assigns, forever.

Grantors do covenant with Grantees that they are lawfully seized and possessed of the Property in fee simple, that Grantors have a good right to convey the Property, and that the same is unencumbered except as set forth above.

Grantors further covenant and bind themselves, their heirs, representatives and assigns to warrant and forever defend the title to the Property to Grantees, their heirs, representatives and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantors have executed this Deed this 16 day of October, 1992.

Richard E. Arnold
RICHARD E. ARNOLD

Sally K. Arnold
SALLY K. ARNOLD

STATE OF TENNESSEE)
COUNTY OF Williamson

Personally appeared before me, Susan James, Notary Public for the State and County aforesaid, Richard E. Arnold and Sally K. Arnold, known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that they executed the same for the purposes and consideration therein expressed.

WITNESS MY HAND, at office, this 16 day of October, 1992.

Susan James
Notary Public

My Commission Expires:
Sept. 23, 1995

EXHIBIT A

Land in the Fourth Civil District of Davidson County, Tennessee, described according to survey of E. Doug Worsham, R.L.S. Tenn. No. 854, dated September 29, 1992, as follows:

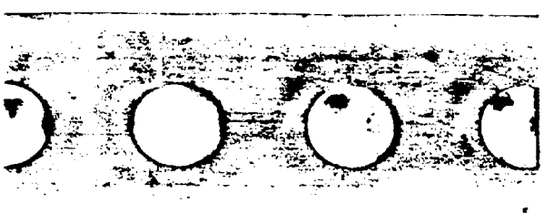
Beginning at an iron pin set in the west margin of General Kershaw Drive (a 50-foot R.O.W.), the N. E. corner of the John H. Pearl (Judith C. Siegrist) Ref: D.B. 3101, page 71, R.O.D.C., Tennessee and the south east corner of this description; thence along the north property line of Siegrist, N 43° 35′ 11" W 198.49 feet to an iron pin in the U.S. Corps of Engineers line (Old Hickory Lake Reservoir), and the N.W. corner of said Siegrist; thence along the said Old Hickory Lake Reservoir line N 18° 13′ 00" E 190.52 feet to an iron pin monument; thence N 51° 44′ 29" E 90.51 feet to an iron pin monument; thence N 63° 05′ 39" E 109.23 feet to an iron pin monument and the N.W. corner of the Martha B. Flowers property (Ref: D.B. 3278, page 327, R.O.D.C., Tennessee); thence along the west property line of said Flowers S 11° 17′ 20" W 263.50 feet to an iron pin in the north margin of a cul-de-sac, the said Flowers S.W. corner; thence along a curve to the right having a delta of 80° 03′ 19", radius of 40.00 feet, a distance of 55.89 feet to an iron pin; thence S 02° 10′ 30" W 127.63 feet to an iron pin; thence along a curve to the left having a delta of 00° 33′ 03", radius of 641.59 feet, a distance of 6.17 feet to the beginning, containing 47,209 sq. ft. or 1.08 acres±.

Being the same property conveyed to Richard E. Arnold and wife, Sally K. Arnold, by deed from Morris Moughon and wife, Virginia Brown Moughon, of record in Book 4387, page 877, Register's Office for Davidson County, Tennessee.

55747

REFERENCE

PICK-UP



OFFICIAL RECEIPT

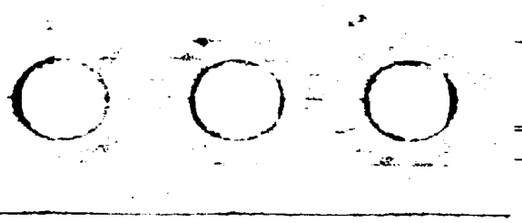
FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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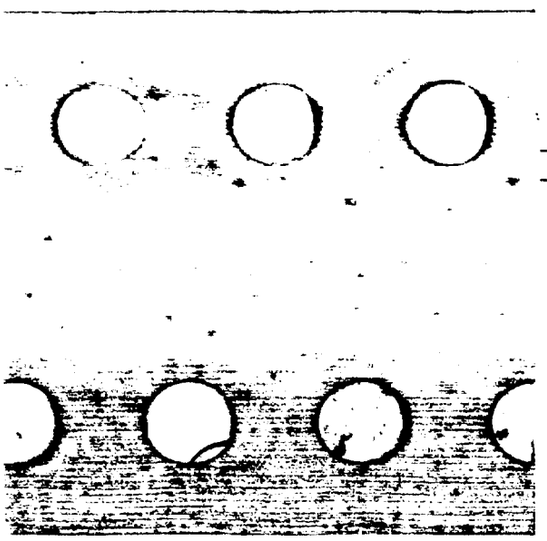
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	75000.00
CON TX	277.50
PRFEE	1.00
WDEED	12.00
TOTAL	290.50
CHECK	290.50

10/16/92 01 15:22 0001 1729

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



55747

SUPPLEMENTAL REFERENCE

OCT 16 2 21 PM '92

DAVIDSON COUNTY, TN

No. 581212