STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 122,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
20th DAY OF November, 19 92

Notary Public

MY COMMISSION EXPIRES 11/26/94
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, 101 Cumberland Avenue, Madison, Tennessee 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
D. Scott Parsley (NAME)	BarclaysAmerican/Mortgage (NAME)	10D 51876
6474 Lickton Pike (ADDRESS)	5032 Parkway Plaza Blvd., Bldg.8 (ADDRESS)	12-170
Goodlettsville, TN 37072 (CITY) (STATE) (ZIP)	Charlotte, N.C. 28217 (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, Sam Tinnin and wife, Glenda Tinnin and James E. Simpson and wife, Sara J. Simpson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO D. Scott Parsley, unmarried

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:

Land in Davidson County, Tennessee, more particularly described in "EXHIBIT A" which is attached hereto and made a part hereof as fully as if copied herein verbatim. (SEE "EXHIBIT B" FOR EASEMENT DESCRIPTION)

70686

IDENTIFICATION REFERENCE

Dec 4 10 31 AM '92

JOHN Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

Being a portion of the same property conveyed to Sam Tinnin and wife, Glenda Tinnin, and James E. Simpson and wife, Sara J. Simpson, by deeds of record in Book 6881, page 959, and Book 7684, page 823, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 6474 Lickton Pike, Goodlettsville, Tennessee 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 our hand s this 20th day of November, 19 92

Sam Tinnin

James E. Simpson

Glenda Tinnin

Sara J. Simpson

825 OCT 01 OCHECK 472.40

BOOK 8804 PAGE 753

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 Sam Tinnin and wife, Glenda Tinnin and James E. Simpson and wife, Sara J. Simpson

the bargainor S, 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 Madison, Tennessee, this 20th day of November, 19 92.

Commission expires 11/26/94

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

WARRANTY DEED

FROM

Sam Tinnin and wife, Glenda Tinnin and James E. Simpson and wife, Sara J. Simpson

TO

D. Scott Parsley

RETURN TO:

William D. Castleman
101 Cumberland Avenue
Madison, Tennessee 37115

"EXHIBIT A"

Parcel No. 1:
containing 5.01 Acres

Land in Davidson County, Tennessee, being Tract "A" on a survey plat dated April 8, 1988 by Berry Greer and Associates entitled "Boundary Survey and Division of the Tinnin and Simpson Land" and being more particularly described as follows:

BEGINNING at an iron pin at the intersection of the northerly right-of-way (25 feet from the centerline) of Lickton Pike with the westerly boundary line of property owned by Sam Tinnin, et ux, of record in Deed Book 7578 Page 820 in the Register's Office of Davidson County, Tennessee; Thence, with said right-of-way, South 74 degrees 46 minutes 26 seconds West 50.49 feet to an iron pin; Thence, leaving said right-of-way with the easterly boundary line of property owned by Curt Greer, et ux, of record in Deed Book 6881 Page 945 in said Register's Office, as follows: North 23 degrees 20 minutes 12 seconds West 731.10 feet to an iron pin, North 31 degrees 21 minutes 32 seconds West 692.05 feet to an iron pin, South 86 degrees 21 minutes 02 seconds West 433.62 feet to an iron pin in the easterly boundary line of property owned by Ira Lou Martin, et al, of record in Deed Book 7684 Page 823 in said Register's Office; Thence, with said Martin's easterly boundary line, North 13 degrees 50 minutes 34 seconds West 462.11 feet to an iron pin, South 88 degrees 41 minutes 02 seconds West, generally following a wire fence, a distance of 71.24 feet to an iron pin; Thence, North 13 degrees 58 minutes 20 seconds West 243.66 feet to an iron pin set in a wire fence, said point lying in the southerly boundary line of property owned by Wilson W. Hoffman, Jr., of record in Deed Book 6882 Page 281 in said Register's Office; Thence, with said Hoffman's southerly boundary line, South 84 degrees 11 minutes 53 seconds East 74.43 feet to an iron pin, said point being the Southeast corner of the property conveyed to said Wilson W. Hoffman, Jr., and also being the Southwest corner of the property owned by Aries B. Greene, of record in Deed Book 6882 Page 241 in said Register's Office; Thence, with said Greene's southerly boundary line South 85 degrees 44 minutes 35 seconds 129.01 feet to an iron pin, said point being the Northwest corner of the property conveyed to said Sam Tinnin; Thence, with said Tinnin's westerly boundary lines the following 4 calls: South 20 degrees 39 minutes 27 seconds East 616.76 feet to an iron pin, North 06 degrees 21 minutes 52 seconds West 290.36 feet to an iron pin, South 29 degrees 43 minutes 48 seconds East 720.79 feet to an iron pin, South 23 degrees 34 minutes 06 seconds East 737.09 feet to the beginning.

BEST COPY AVAILABLE
POOR PRINTING IN THIS DOCUMENT MAY BE ILLEGIBLE OR UNACCEPTABLE WHEN RECEIVED

"EXHIBIT A" CONTINUED

Parcel No. 2:

Land in Davidson County, Tennessee, described as follows:
A permanent and perpetual ten foot wide easement for the purpose of ingress and egress between Lickton Pike and Tract A as shown on a survey plat dated April 8, 1988, by Barry Greer and Associates entitled "Boundary Survey and Division of the Tinnin and Simpson Land", said easement extends 5 feet to each side of the centerline of an existing driveway, said centerline being more particularly described as follows:
Beginning at the intersection of the northerly right-of-way (25 feet from the centerline) of Lickton Pike with the centerline of a ten foot wide driveway, said intersection being South 74 degrees 46 minutes 26 seconds West 2.86 feet along said right-of-way from the common boundary line between Tract B and Tract C on said plat; Thence, leaving said right-of-way with said centerline and severing said Tract B, as follows: North 31 degrees 38 minutes 43 seconds West 23.31 feet, North 14 degrees 33 minutes 04 seconds West 38.11 feet to a point in said common boundary line; Thence, severing said Tract C, as follows: North 13 degrees 42 minutes 07 seconds West 52.64 feet, North 18 degrees 00 minutes 25 seconds West 53.98 feet, North 22 degrees 57 minutes 01 seconds West 54.75 feet, North 28 degrees 06 minutes 56 seconds West 197.18 feet to a point in said common boundary line; Thence, again severing said Tract B, as follows: North 27 degrees 23 minutes 23 seconds West 356.81 feet, North 22 degrees 06 minutes 11 seconds West 73.23 feet, North 20 degrees 59 minutes 15 seconds West 108.90 feet to a point in said common boundary line; Thence, again severing said Tract C, as follows: North 20 degrees 59 minutes 15 seconds West 94.66 feet, North 24 degrees 47 minutes 39 seconds West 131.12 feet, North 36 degrees 03 minutes 42 seconds West 133.06 feet to the common boundary line between said Tract B and Tract C; Thence, again severing said Tract B as follows: North 36 degrees 03 minutes 42 seconds West 38.72 feet, North 39 degrees 00 minutes 28 seconds West 72.20 feet, North 52 degrees 40 minutes 49 seconds West 40.57 feet, North 76 degrees 03 minutes 02 seconds West 44.46 feet, South 83 degrees 32 min, 32 seconds West 266.68 feet, North 68 degrees 12 minutes 49 seconds West 24.65 feet to the common boundary line between Tract A and Tract B.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN
THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

"EXHIBIT B"

This conveyance is expressly made subject to the following easement:

A permanent and perpetual ten foot wide easement for the purpose of ingress and egress, said easement severs tracts A, B, and C as shown on a survey plat dated April 8, 1988, by Barry Greer and Associates entitled "Boundary Survey and Division of the Timlin and Simpson Land", said easement extends 5 feet to each side of the centerline of an existing driveway, said centerline being more particularly described as follows:

Beginning at the intersection of the northerly right-of-way (25 feet from the centerline) of Lickton Pike with the centerline of a ten foot wide driveway, said intersection being South 74 degrees 46 minutes 26 seconds West 2.86 feet along said right-of-way from the common boundary line between Tract B and Tract C on said plat; Thence, leaving said right-of-way with said centerline and severing said Tract B, as follows: North 31 degrees 38 minutes 43 seconds West 23.31 feet, North 14 degrees 33 minutes 04 seconds West 38.11 feet to a point in said common boundary line; Thence, severing said Tract C, as follows: North 13 degrees 42 minutes 07 seconds West 29.76 feet, South 80 degrees 52 minutes 33 seconds West 5.34 feet to said common boundary of Tract B and Tract C; Thence, severing Tract B and Tract A South 80 degrees 52 minutes 33 seconds West 102.39 feet to the westerly boundary of Tract A.

IS A PART OF THIS DOCUMENT WHEN RECEIVED

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8804 PAGE 757

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 122000.00

CON TX 451.40

PRFEE 1.00

DEED 20.00

TOTAL 472.40

CHECK 472.40

12/04/92 01 10:29 0001 8233

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.0 6 8.6

IDENTIFICATION REFERENCE:

Dec 4 10 31 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN

No. 597483