This Instrument Prepared By:

Brenda Franks Hale
Hale and Hale Attorneys
312 First Tennessee Bank Building
Franklin, Tennessee 37064

BOOK 8972 PAGE 477

NEW OWNER:	SEND TAX BILL TO:	MAP & PARCEL:
Mike Curb		Map 131-9
5309 Hillsboro Road	SAME	Parcel 9
Nashville, TN 37215		

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $361,900.00.

AFFIANT

Sworn to and subscribed before me this 2nd day of June, 1993.

NOTARY PUBLIC

My Commission Expires: 12-8-96

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, I, IRBY C. SIMPKINS, JR., hereinafter called the "GRANTOR", have bargained and sold and by these presents do transfer and convey unto MIKE CURB, hereinafter called the "GRANTEE", his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Being a tract of land in Davidson County, Tennessee, fronting on the west margin of Hillsboro Road, bounded by Steeple Chase Hills Subdivision on the west, Thomas E. Batey on the north and Irby C. Simpkins on the south, more particularly described as follows:

Beginning at a concrete monument on the west margin of Hillsboro Road, approximately 638 feet south of the south end of a 65 feet radius connecting the south margin of Harding Place with the west margin of Hillsboro Road.

Thence, with the west margin of Hillsboro Road, S 30 degrees 41' 56" W, 373.72 feet to an iron pin; thence, leaving Hillsboro Road and with a fence, N 65 degrees 05' 35" W, 390.19 feet to an iron pin; thence, with said fence, N 66 degrees 11' 08" W, 333.97 feet to a point, the southern most corner to Steeple Chase Hills Subdivision, as of record in Plat Book 6250, page 552, Register's Office for Davidson

County, Tennessee; thence, with east boundary of said subdivision, N 32 degrees 12' 52" E. 368.57 feet to an iron pin; thence, leaving said subdivision and with a line common with the Thomas E. Batey Property, the following calls to the point of beginning: S 68 degrees 00' 10" E. 58.49 feet; S 74 degrees 08' 43" E. 98.60 feet; S 79 degrees 47' 03" E, 101.58 feet; S 69 degrees 22' 37" E, 35.56 feet; S 57 degrees 12' 48" E, 27.66 feet; S 50 degrees 01' 57" E, 21.41 feet; S 46 degrees 34' 47" E, 75.84 feet; S 49 degrees 15' 25" E, 35.68 feet; S 66 degrees 58' 06" E, 271.26 feet, containing 271,370 square feet or 6.230 acres, more or less, according to survey of Charles B. Moseley, Jr., dated October 4, 1985, Tennessee No.

Being a part of the same property conveyed to Irby C. Simpkins, Jr. by quitclaim deed from Faye Allen Simpkins of record in Book 7947, page 675, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said GRANTEE, his heirs and assigns, forever;

AND GRANTOR does covenant with the said GRANTEE that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Davidson County taxes for the year 1993 are a lien against said property, but are not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with GRANTOR paying his prorata part thereof to GRANTEE, who will be responsible for payment of said taxes when they become due and payable. Map 131-9, Parcel 9.

2. Easement for sanitary sewers and/or storm drainage easement of record in Book 6407, page 265, Register's Office for Davidson County, Tennessee.

AND GRANTOR DOES FURTHER covenant and bind himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

I, Peaches Gunter Simpkins, wife of Irby C. Simpkins, Jr., hereby join in this conveyance for the purpose of conveying any and all right, title and interest I may have in the subject property by reason of my marital status, or otherwise.

This improved property is known as 5065 Hillsboro Road, Nashville, Tennessee 37215.

WITNESS, our hands this 2nd day of June, 1993, in DAVIDSON COUNTY, Tennessee.

IRBY C. SIMPKINS, JR.

Peaches Gunter Simpkins

PEACHES GUNTER SIMPKINS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, in and for State and County, Irby C. Simpkins, Jr., the within named bargainor with whom I am personally acquainted and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand this 2nd day of June, 1993 in DAVIDSON, Tennessee.

Alice Ann Hall
Notary Public

ALICE ANN HALL NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:
12-8-96

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, in and for State and County, Peaches Gunter Simpkins, the within named bargainor with whom I am personally acquainted and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand this 2nd day of June, 1993 in DAVIDSON, Tennessee.

Alice Ann Hall
Notary Public

ALICE ANN HALL NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

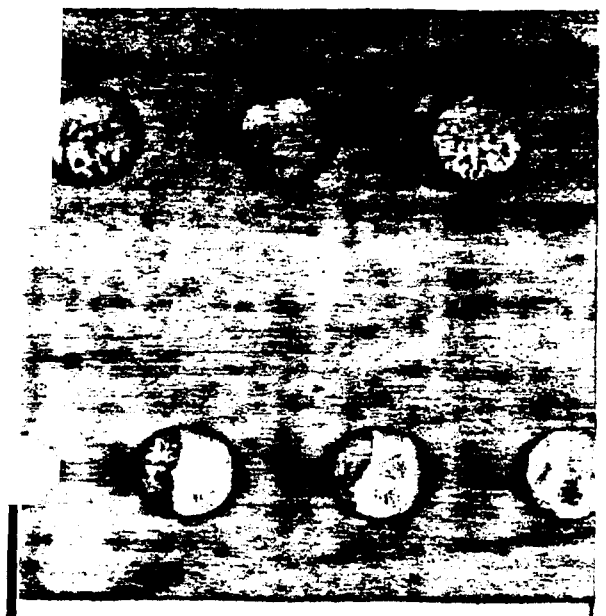
My Commission Expires:
12-8-96

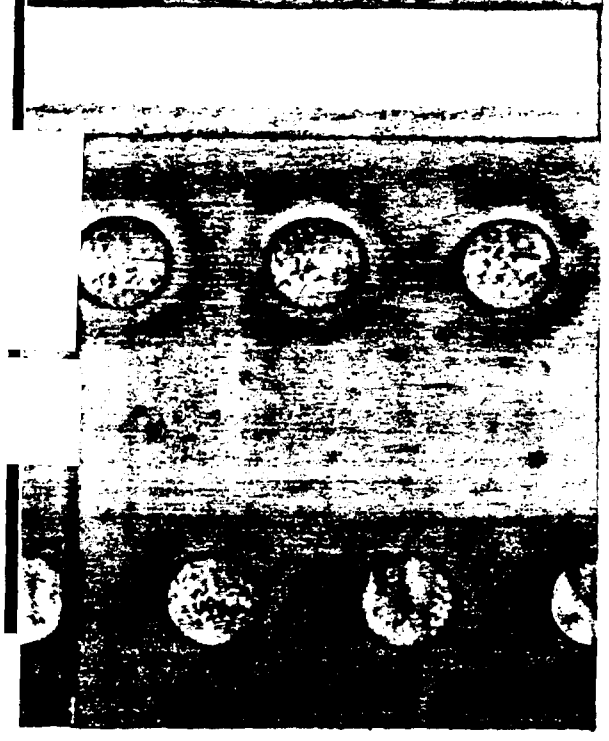
2.7.1.5.7.

IDENTIFICATION REFERENCE

JUN 7 8 12 AM '93
Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

4062 06/07 0101 03CHECK 1352.03





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

RECEIVED OF _____

FOR _____

BOOK 8972 PAGE 480

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	
			361900.00	
			CON TX 1339.03	
			PRFEE 1.00	
			WDEED 12.00	
			TOTAL 1352.03	
			CHECK 1352.03	
06/07/93	01	08:13 0001	4062	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

27.15.7.

IDENTIFICATION REFERENCE

JUN 7 8 12 AM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 659393