WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 42,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
11th DAY OF August, 19 94

Notary Public

MY COMMISSION EXPIRES: November 25, 1995
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DARRYL JENKINS (NAME)	SAME (NAME)	4-195
6796 CLARKSVILLE HWY (ADDRESS)	(ADDRESS)	
JOELTON, TN 37080 (CITY) (STATE) (ZIP)	(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, CAUDILL ENTERPRISES, A TN LIMITED PARTNERSHIP AND NOBLE C. CAUDILL, II INDIVIDUALLY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DARRYL JENKINS AND WIFE, KARIN JENKINS

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:

SEE ATTACHED EXHIBIT "A" FOR COMPLETE LEGAL DESCRIPTION

BEING the same property conveyed to Caudill Enterprises, a Tennessee Limited Partnership and Noble C. Caudill, II, individually, by deed from R. Lance Sloan and wife, Lisa Sloan of record in Book 9279, page 642, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 8211, page 319 & amended in Book 9259, page 316; and By-Laws of record in Book 8211, page 327, and Charter of record in Book 8211, page 333, said Register's Office, and to the matters set forth in the above referenced plan of record.

82227
IDENTIF. & REFERENCE

94 AUG 18 AM 8:47
REGISTER
DAVIDSON COUNTY, TN.

unimproved (X)
This is improved ( ) property, known as LOT 15, COOPERTOWN FARMS, JOELTON, TN
(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 my hand this 11th day of August 19 94

CAUDILL ENTERPRISES, A TN LIMITED PARTNERSHIP

BY: NOBLE C. CAUDILL, II GENERAL PARTNER

NOBLE C. CAUDILL, II INDIVIDUALLY

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 NOBLE C. CAUDILL, II,

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at NASHVILLE, Tennessee, this 11th day of August 19 94

Commission expires November 25, 1995

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared NOBLE C. CAUDILL and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the GENERAL PARTNER and _____ respectively of the CAUDILL ENTERPRISES, A TN LIMITED PARTNERSHIP the within named bargainor, and corporation, and that he as such GENERAL PARTNER 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 NOBLE C. CAUDILL as such GENERAL PARTNER, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at NASHVILLE, TN on this the 11th day of AUGUST 19 94.

My commission expires 11/25/95

J. PHILLIP JONES Notary Public

EXHIBIT "A"

LAND in Davidson County, Tennessee, being Tract No. 15 on the plan of Coopertown Farms as attached to Declaration of Restrictive Covenants and Maintenance Agreement for Coopertown Farms of record in Book 8211, page 319, said Register's Office, and being more particularly described according to a field survey completed on September 27, 1990, by Joe M. Cummings, Tennessee Registered Land Surveyor No. 1513 as follows:

To find the POINT OF BEGINNING, start at the intersection of the northerly right-of-way (25 feet from the centerline) of Coopertown Road with the westerly boundary line of property owned by Peter J. Meadows et ux, of record in Deed Book 5334, page 839 in the Register's Office of Davidson County, Tennessee; Thence, with said right-of-way, North 81 degrees 36 minutes 07 seconds West 396.96 feet; Thence, severing the property of Noble C. Caudill, II, of record in Deed Book 8114, page 913 in said Register's Office, with a curve in the westerly margin of a 50 foot wide Easement for Ingress/Egress, Drainage and Utilities, concave to the northwest and having a radius of 25.00 feet, northeasterly an arc distance of 39.27 feet through a central angle of 90 degrees 00 minutes 00 seconds to the point of tangency; Thence, continuing with said margin, North 8 degrees 23 minutes 53 seconds East 508.00 feet to the beginning of a curve in said margin concave to the southeast and having a radius of 890.00 feet; Thence, with said curve, northerly an arc distance of 196.56 feet to an iron pin the POINT OF BEGINNING; Thence, leaving said margin and continuing to sever said Caudill property as follows: North 88 degrees 44 minutes 19 seconds West 752.16 feet to an iron pin; North 44 degrees 35 minutes 42 seconds East 624.84 feet to an iron pin; Thence, South 55 degrees 40 minutes 10 seconds East 495.19 feet to an iron pin intercepting said curve in said margin concave to the southeast and having a radius of 890.00 feet; Thence, with said curve and margin, southwesterly an arc distance of 206.26 feet to the BEGINNING containing 5.07 acres.

The above described tract is benefitted by an easement for the purpose of ingress, egress, drainage and utilities across said Caudill property between said tract and Coopertown Road, said easement being more particularly described as follows:

BEGINNING at an iron pin in the northerly right-of-way (25 feet from the centerline) of Coopertown Road, said pin being westerly 0.8 mile along said right-of-way from its intersection with Whites Creek Pike, and being North 81 degrees 36 minutes 07 seconds West 296.96 feet along said right-of-way from an iron pin at its intersection with the westerly boundary line of property owned by Peter J. Meadows et ux, of record in Deed Book 5334, page 839 in the Register's Office of Davidson County, Tennessee; Thence with said right-of-way, North 81 degrees 36 minutes 07 seconds West 100.00 feet to an iron pin; Thence leaving said right-of-way and severing the property of Noble C. Caudill, II, of record in Deed Book 8114, page 913 in said Register's Office, as follows: northeasterly an arc distance of 39.27 feet with a curve concave to the northwest and having a radius of 25.00 feet, through a central angle of 90 degrees 00 minutes 00 seconds, to an iron pin at the point of tangency; Thence North 8 degrees 23 minutes 53 seconds East 508.00 feet to an iron pin at the beginning of a curve concave to the east and having a radius of 890.00 feet; Thence with said curve, northeasterly an arc distance of 515.76 feet, through a central angle of 33 degrees 12 minutes 11 seconds, to an iron pin at the point of tangency; Thence North 41 degrees 36 minutes 04 seconds East 224.32 feet to an iron pin at the beginning of a curve concave to the west and having a radius of 355.24 feet; Thence with said curve, northerly an arc distance of 619.45 feet, through a central angle of 99 degrees 54 minutes 32 seconds, to an iron pin at the point of tangency; Thence North 58 degrees 18 minutes 28 seconds West 561.10 feet to an iron pin at the beginning of a curve concave to the south and having a radius of 50.00 feet; Thence with said curve, westerly an arc distance of 36.14 feet, through a central angle of 41 degrees 24 minutes 35 seconds, to an iron pin at the beginning of a cul-de-sac curve concave to the southeast and having a radius of 50.00 feet; Thence with said curve to the right, an arc distance of 229.35 feet, through a central angle of 262 degrees 48 minutes 57 seconds, to an iron pin at the beginning of a curve concave to the northeast and having a radius of 50.00 feet; Thence with said curve, southeasterly an arc distance of 36.14 feet, through a central angle of 41 degrees 24 minutes 35 seconds, to an iron pin at the point of tangency; Thence South 58 degrees 18 minutes 28 seconds East 561.10 feet to an iron pin at the beginning of a curve concave to the

CONTINUATION OF EXHIBIT "A"

west and having a radius of 405.24 feet; Thence with said curve southerly an arc distance of 706.64 feet, through a central angle of 99 degrees 54 minutes 32 seconds, to an iron pin at the point of tangency; Thence South 41 degrees 36 minutes 04 seconds West 224.32 feet to an iron pin at the beginning of a curve in said right-of-way concave to the southeast and having a radius of 840.00 feet; Thence with said curve, southwesterly an arc distance of 486.78 feet, through a central angle of 33 degrees 12 minutes 11 seconds, to an iron pin at the point of tangency; Thence South 8 degrees 23 minutes 53 seconds West 508.00 feet to an iron pin at the beginning of a curve concave to the northeast and having a radius of 25.00 feet; Thence with said curve, southeasterly an arc distance of 39.27 feet, through a central angle of 90 degrees 00 minutes 00 seconds, to the BEGINNING containing 3.05 acres.

9635 08/18 0101 03CHECK 175.73



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

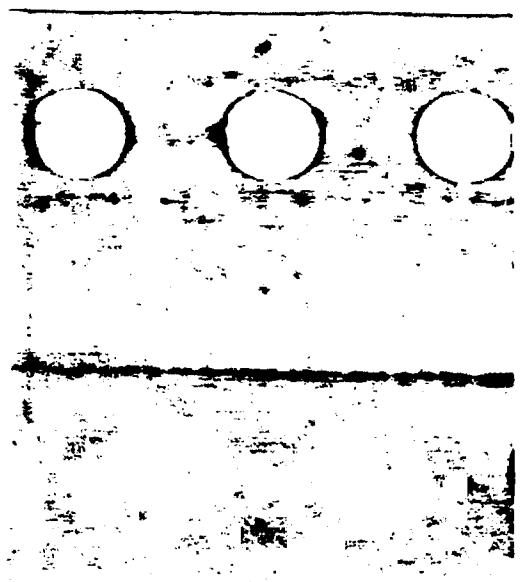
RECEIVED OF _____

FOR _____

BOOK 9439 PAGE 536

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	42900.00	
		CON TX	158.73	
		PRFEE	1.00	
		WDEED	16.00	
		TOTAL	175.73	
		CHECK	175.73	
08/18/94	01	08:47	0001	9035



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

82227
IDENTIF. ↑ REFERENCE

94 AUG 18 AM 8:47
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 825479