STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 103,000.00
x Charles D Flynn
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF October 1994
Diane L. Gregory
Notary Public
MY COMMISSION EXPIRES: 5/23/98
(AFFIX SEAL)

Return To: THIS INSTRUMENT WAS PREPARED BY
Greater Nashville Title & Closing Company 223 Madison St., S. 106 Madison, TN 37115

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
CHARLES D. FLYNN AND WIFE,	Same as New Owner	Map 86-37.01
STACY R. FLYNN (NAME)	(NAME)	4D-5540
2816 Gaywinds Ct. (ADDRESS)	(ADDRESS)	
Nashville, TN 37214 (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, WILLIAM ROBERT HUGHES AND WIFE, SANDRA S. HUGHES

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CHARLES D. FLYNN AND WIFE, STACY R. FLYNN

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 the 4th Civil District of Davidson County, Tennessee, described according to a survey made by Hickerson & Hickerson, Engineers, October 9, 1964, as follows:

BEGINNING at a point on the easterly margin of Old Hickory Boulevard 1366.5 feet southerly from the center of Stoners Creek and the southwest corner of the property conveyed to Robert E. Baker and wife, by deed from Thelma Charlton Baker, et al, of record in Book 3824, Page 21, Register's Office for said County; thence south 80 deg. 50' east 394.4 feet to the westerly right-of-way line of the Tennessee Central Railroad; thence with same south 39 deg. 20' west 800 feet to an iron pin on the easterly margin of said Boulevard; thence with same north 10 deg. 29' east 640.5 feet to the beginning of a curve having a radius of 1244.68 feet and continuing with the easterly margin of said Boulevard around said curve in a northwesterly direction 39.5 feet to the beginning, containing 3.1 acres, more or less.

Being the same property conveyed to William Robert Hughes and wife, Sandra S. Hughes by Warranty Deed from Thelma C. Baker of record in Book 3826, Page 862, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO RESTRICTIONS OF RECORD IN BOOK 3826, PAGE 862, Register's Office for Davidson County, Tennessee.

unimproved ( )
is is improved (X) property, known as 4121 ANDREW JACKSON PARKWAY, HERMITAGE, TN 37076
(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 & this 17th day of October, 19 94

William Robert Hughes
William Robert Hughes

Sandra S. Hughes
Sandra S. Hughes

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named William Robert Hughes and wife, Sandra S. Hughes

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 17th day of October, 19 94

Commission expires 5/23/98

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

IDENTIF. ↑ REFERENCE

94 OCT 19 AM 9:57
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

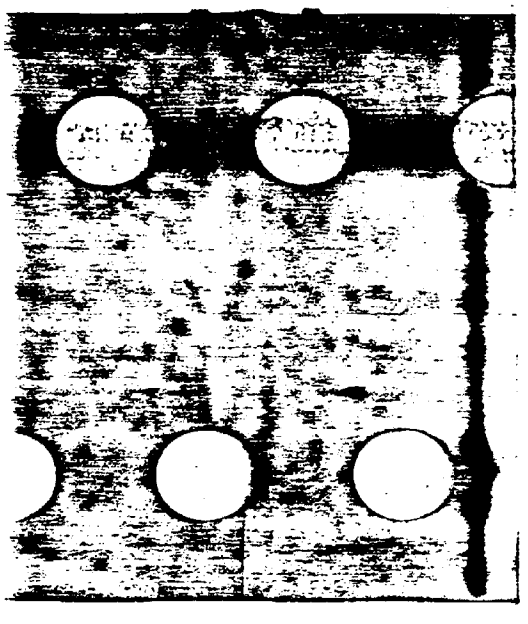
Greater Nashville Title and Closing Company
223 Madison St., Suite 106
Madison, TN 37115
(615) 865-1470

WARRANTY DEED

FROM:
WILLIAM ROBERT HUGHES AND WIFE, SANDRA S. HUGHES

TO:
CHARLES D. FLYNN AND WIFE, STACY R. FLYNN

9472 10/19 0101 03CHECK 390.10



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

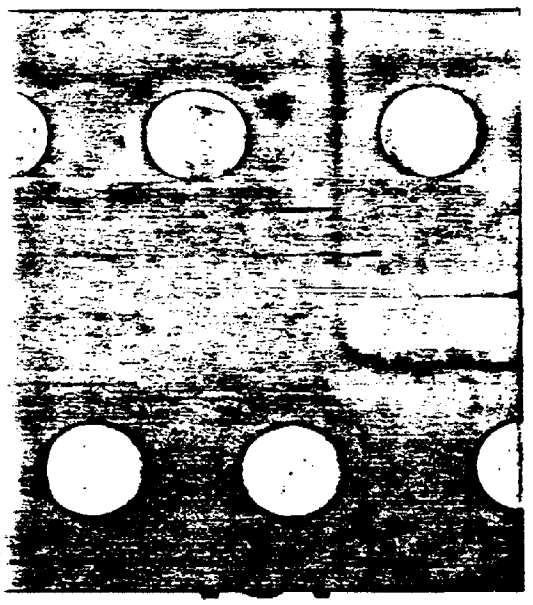
RECEIVED OF _____

FOR _____

BOOK 9496PG611

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 103000.00
CON TX 381.10
PRFEE 1.00
MTGFEE 8.00
TOTAL 390.10
CHECK 390.10

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/19/94 01 09:57 0001 9472

01093
IDENTIF. ↑ REFERENCE

94 OCT 19 AM 9:58

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 845651