BOOK 9509 PG 205

00274748
Box 35

WARRANTY DEED

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NOS.
Cheryl Harris, Trustee % O'Neil/Hagaman & Co. 1025 16th Ave., So., Suite 202 Nashville, TN 37212	Same	Map. 24 pt. par. 185 pt. par. 187 pt. par. 217

FOR AND IN CONSIDERATION of the sum of One Hundred Fifty-Eight Thousand Seven Hundred Fifty ($158,750) Dollars, cash in hand paid by the Grantee herein, receipt whereof is hereby acknowledged, we, DERRELL K. JONES and wife, CHRIS V. JONES, have this day bargained and sold, and do hereby transfer and convey unto Cheryl Harris, Trustee, with full power to bargain, sell, transfer, assign and convey (the "Grantee" herein), and her successors and assigns, certain real estate in Davidson County, Tennessee, as follows:

(See EXHIBIT "A" attached hereto)

Being the same property conveyed to Derrell K. Jones and wife, Chris V. Jones, by deed from Joseph C. Markham, Sr., a/k/a Joseph Cecil Markham, Sr., and wife, Ruth Markham, of record in Book 9131, page 411, Register's Office for Davidson County, Tennessee, as to Tract 1; and by deed from Joseph Cecil Markham, Sr., of record in Book 7832, page 299, said Register's Office, as to Tract 2.

INCLUDED in the above described property, but EXCLUDED THEREFROM is a 7.28-acre tract known as Lot 6 (Reserve Parcel - Exhibit B).

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater for this transfer is $158,750.

Subscribed and sworn to before me this 31st day of October, 1994.

Cheryl Harris
Affiant

Samuel F. Grubbs
NOTARY PUBLIC

My Commission Expires: 1/25/97

This is unimproved property known as 1420-1422 Campbell Road, Nashville, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Cheryl Harris, Trustee, with full power, her successors and assigns forever, and we do covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as follows:

(1) Rights of ingress and egress to a graveyard mentioned in deed from Lizzie Campbell, Executrix, to Wiley D. Parker and wife, of record in Book 512, page 371, Register's Office for Davidson County, Tennessee. (Tract 1)

(2) Rights of ingress and egress to a family graveyard mentioned in deed from Mrs. Elizabeth R. Eakin to G. M. Hill, of record in Book 327, page 236, Register's Office for Davidson County, Tennessee. (Tract 2)

(3) A 50-foot easement for ingress and egress to Campbell Road, as reserved in a deed of record in Book 777, page 318, Register's Office for Davidson County, Tennessee, and as mentioned in deed of record in Book 7832, page 299, said Register's Office.

We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Cheryl Harris, Trustee, with full power, her successors and assigns, against the lawful claims of all persons.

Witness our hands this the 31st day of October, 1994.

DERRELL K. JONES

CHRIS V. JONES

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Derrell K. Jones and wife, Chris V. Jones, the within named bargainers, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 31st day of Oct., 1994.

NOTARY PUBLIC

My Commission Expires: 1/25/97

The legal description and the state of title of the property have been furnished to the draftsman by the Grantor, by third parties or from the record. The draftsman assumes no liability as to the accuracy thereof.

THIS INSTRUMENT WAS PREPARED BY:
A. Harrison Johnson, Jr., Attorney
Suite 600, 49 Music Square West
Nashville, TN 37203

3866 11/02 0101 03CHECK 608.38

BOOK 9509PG207

EXHIBIT "A"

Land in Davidson County, Tennessee, being more particularly described as follows:

Tract 1:

Being a part of Tract of land conveyed to Joseph C. Markham as a part of a Court appoint Division of the original tract described in Deed Book 6742, page 183, and owned by Joseph C. Markham and Inis Lorena Markham and known as Tract No. 1 in an unrecorded Subdivision by John J. O'Conner, Surveyor, Tennessee License No. 458, dated June 2, 1988, as follows:
BEGINNING at common corner of Chester Hardy's northeast corner, said point being 95 feet, more or less, due north of an old dry pond; thence with Hardy's north fence boundary line N 79° 59' 51" W 874.08 feet to an iron pin; thence with a boundary fenced line N 38° 05' 41" E 509.45 feet to an iron pin; thence with the boundary fenced line N 37° 04' 51" E 507.71 feet to an iron pin; thence N 37° 43' 28" E, 236.80 feet to an iron pin; continuing with the boundary fenced line to a existing set iron pin N 37° 01' 13" E 236.99 feet; thence leaving the fenced line S 33° 00' 36" E 939.96 feet to a iron pin (said line is the division line between the court appointed Tract 1 and 2 described in Book 6742, page 181-184, said point being common to Tract 1 and 2 in the said unrecorded subdivision); thence with a common line between Tract 1 and 2 on the unrecorded subdivision S 45° 41' 05" W 781.69 feet to the point of beginning and containing 21.45 acres, more or less.

05275
IDENTIF. ↑ REFERENCE

94 NOV -2 PM 12:42
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

EXHIBIT "A" (continued...)

Tract 2:

LAND in the 10th Civil District of Davidson County, Tennessee, located North of Campbell Road and being described according a survey by John J. O'Connor, Tennessee Number 458, dated June 1, 1988, as follows:

BEGINNING at a point in the SW line of property owned by Inis Lorena Markham, of record at Book 6742, Page 181, Register's Office for Davidson County, Tennessee and a common corner with property owned by Ronald Eugene Avis, of record at Book 7777, Page 318, Register's Office for Davidson County, Tennessee; thence with Avis' line N 61 deg. 55 min. 13 sec. W 357.19' to a point; thence continuing with Avis' line and through a private lake located in both the Avis property and the within described property N 84 deg. 28 min. 11 sec. W 412.42' to a point; thence continuing with Avis' line S 86 deg. 18 min. 30 sec. W 347.97' to a point; thence continuing with Avis' line N 58 deg. 29 min. 3 sec. W 195.52' to a point; thence continuing with Avis' line N 38 deg. 25 min. 13 sec. W 260.86' to a point, in the line of Chester Hardy, and a common corner of the within described property and the said Avis property; thence with Hardy's line N 04 deg. 25 min. 39 sec. W 196.02' to a point; thence leaving Hardy's line N 45 deg. 41 min. 05 sec. E 339.44'to the center line of a 50' easement for ingress and egress reserved to the grantor and grantee, their heirs and assigns, as more fully set forth below, and continuing past said center line point 442.25' for a total of 781.69' to a point in the SW line of Inis Lorena Markham, as set forth above; thence with Markham's line S 33 deg. 00 min. 36 sec. E 800.0' to an iron pin; thence continuing with Markham's line S 41 deg. 53 min. 49 sec. E 182.21' to an iron pin; thence continuing with Markham's line S 35 deg. 17 min. 29 sec. E 132.68' to an iron pin; thence continuing with Markham's line S 35 deg. 00 min. 59 sec. E 389.26' to the point of beginning, and containing 17.58 acres, more or less.

EXHIBIT "B"

RESERVE PARCEL

Commencing at an iron pin which is the easterly corner of Tract #1 described above and which is the northerly corner of Tract #2 described above; thence South 34°59'01" West 123.1 feet to an iron pin, the Point of Beginning of the 7.28 acre Reserve Parcel, known as Lot 6 (described according to a survey by John J. O'Connor, dated July 8, 1994), to-wit:

(1) thence South 29°27'27" East 447.87 feet to an iron pin;

(2) thence South 40°51'50" West 160.66 feet to an iron pin;

(3) thence North 54°59'05" West 430.98 feet to an iron pin (which is located in the centerline of the Reserved Roadway Easement, described below, and which is the point of beginning of such Reserve Roadway Easement);

(4) thence, North 31°26'29" West 379.78 feet to an iron pin;

(5) thence, North 45°26'13" West 346.84 feet to an iron pin;

(6) thence, North 31°34'50" West 149.92 feet to an iron pin (located 20 feet from the northwesterly line of Tract #1 described above);

(7) thence, North 37°26'52" East 195.05 feet to a point (located 20 feet from the northwesterly line of Tract #1 described above);

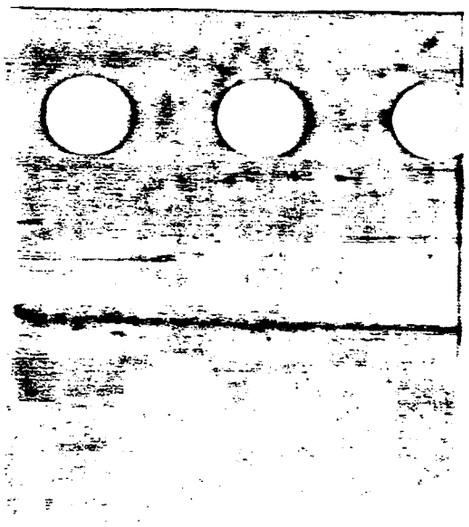
(8) thence, South 46°35'04" East 245.78 feet to an iron pin;

(9) thence, South 36°39'21" East 247.35 feet to an iron pin;

(10) thence, South 54°13'18" East 297.88 feet to an iron pin;

(11) thence, South 59°28'39" East 87.18 feet to an iron pin, the Point of Beginning.





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

RECEIVED OF _____

FOR _____

BOOK 9509 PG 210

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	
				158750.00
			CON TX	587.38
			PRFEE	1.00
			WDEED	20.00
			TOTAL	608.38
			CHECK	608.38
11/02/94	01		12:42 0001	3866

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05275
IDENTIF. & REFERENCE

94 NOV -2 PM 12:42
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 850157