Box 37
LL

BOOK 9514 PG 424

Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Larry N. Cole, Sr. 4012 Enchanted Way Nashville, TN 37218	69-2-98	Same
This instrument prepared by: Boult, Cummings, Conners & Berry 414 Union Street, Suite 1600, P.O. Box 198062, Nashville, TN 37219		

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, Drakes Branch, Ltd., a Tennessee limited partnership, (the "Grantor"), has bargained and sold, and by these presents does transfer and convey to Larry N. Cole, Sr. (the "Grantee"), Grantee's heirs and assigns, certain land in Davidson County, State of Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by this reference (the "Property").

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Real estate taxes for the current year which have been prorated between the parties.

2. Matters shown on the Plan of Resubdivision of Lot 6, Enchanted Hills, Section 1 of record in Book 5800, page 296, Register's Office for Davidson County, Tennessee.

3. Easement for sanitary sewers and/or strom drainage of record in Book 5289, page 164, Register's Office for Davidson County, Tennessee.

4. Deed of Trust of record in Book 6358, page 445, Register's Office for Davidson County, Tennessee, which has been assumed by Grantee.

This is improved property, known as Lot 2, Resubdivision of Lot 6, Section One, Enchanted Hills, Nashville, Davidson County, Tennessee.

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to the Grantee, Grantee's heirs and assigns, forever.

Grantee hereby assumes and convenants to perform all the terms and conditions of the obligations set forth in those certain promissory notes executed by Drakes

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is ~~$69,000.00~~.

Affiant

Subscribed and sworn to before me this 7th day of December, 1994.

Notary Public
My Commission Expires: 5/23/98

Branch, Ltd. and delivered to First Union Bank of Dickson in the aggregrate amount of Sixty Thousand and No/100 Dollars ($60,000.00) dated August 1, 1984, and that certain Deed of Trust, securing said Promissory Notes of even date therewith, upon the property conveyed in the Deed, which Deed of Trust is record in Book 6358, page 445, in the Davidson County Register of Deeds Office, including but not limited to, the obligation to repay the debt.

Grantor covenants with the Grantee that Grantor is lawfully seized and possessed of the Property in fee simple; that Grantor has a good right to convey the Property, and that the Property is unencumbered except as set forth hereinabove.

Grantor further covenants and binds itself, its successors and assigns to warrant and forever defend the title to the Property to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has executed this Deed this 1 day of November, 1994.

GRANTOR

DRAKES BRANCH, LTD., a Tennessee limited partnership

By: Century III Property, a Tennessee general partnership

By: _____

Title: General Partner

By: Robert K. Mallory

Title: General Partner

GRANTEE

_____

LARRY N. COLE, SR.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me Loretta B. Lane, Notary Public, S. Dan Anderson, with whom I am personally acquainted and who acknowledged that he executed the foregoing instrument for the purposes therein contained and who further acknowledged that he is a general partner of Century III Property, a Tennessee general partnership, which is General Partner of Drakes Branch, Ltd., a Tennessee limited partnership and is authorized by said general partnership to execute this instrument on behalf of Drakes Branch, Ltd.

WITNESS my hand, at office, this 4 day of November, 1994.

Loretta B. Lane
Notary Public

My Commission Expires: 5/23/98

189097.1 LLANE
999999-001 11/2/94

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Loretta B. Lane, Notary Public, Robert R. Mallory, with whom I am personally acquainted and who acknowledged that he executed the foregoing instrument for the purposes therein contained and who further acknowledged that he is a general partner of Century III Property, a Tennessee general partnership, which is General Partner of Drakes Branch, Ltd., a Tennessee limited partnership and is authorized by said general partnership to execute this instrument on behalf of Drakes Branch, Ltd.

WITNESS my hand, at office, this 4 day of November, 1994.

Loretta B. Lane
Notary Public

My Commission Expires; 5/23/98

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Loretta B Lane, Notary Public, Larry N. Cole, Sr., with whom I am personally acquainted and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand, at office, this 7th day of November, 1994.

Loretta B Lane
Notary Public

My Commission Expires: 5/23/98

EXHIBIT "A"

Land in Davidson County, Tennessee, described as follows:

Being Lot No. 2 in the Resubdivision of Lot No. 6, Enchanted Hills, Section 1, as of record in Plat Book 5800, Page 296, Register's Office for Davidson County, Tennessee, beginning at an iron pin located in the northerly margin of Hydes Ferry Pike, as presently located, said point being the southeast corner of Lot No. 1 of said subdivision; thence along the line common to Lot No. 1 and Lot No. 2 N 20° 45' 32" E 208.68 feet to an iron pin; thence along the north line of this described lot S 70° 45' 06" E 19.10 feet to an iron pin; thence S 57° 11' 36" E 96.59 feet to an iron pin, said point being the northeast corner of this lot; thence along the east line of this described lot S 21° 50' 00" W 190.00 feet to a concrete monument in the north margin of Hydes Ferry Pike; thence with said margin with a curve to the left having a radius of 6,416.20 feet, a distance of 110.00 feet to the point of beginning, containing 22,516 sq. ft., 0.52 acres, more or less.

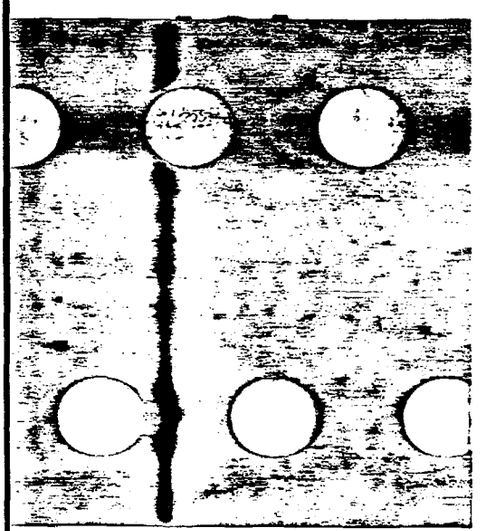
Being the same property conveyed to Drakes Branch, Ltd. by deed from Drakes Branch Associates of record in Book 6358, page 442, Register's Office for Davidson County, Tennessee.

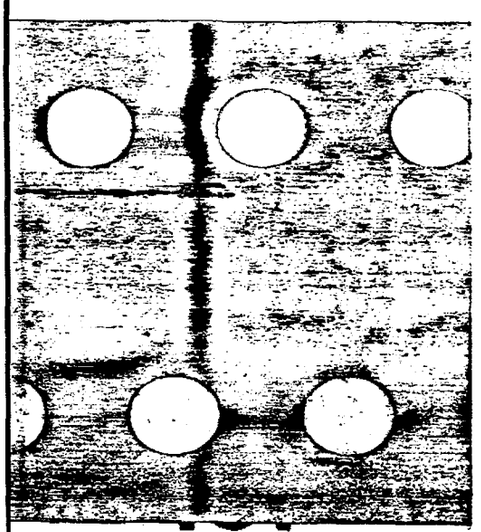
06933
IDENTIF. & REFERENCE

94 NOV -7 PM 4:10
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

5656 11/07 0101 03CHECK 272.30

3 of 4





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

RECEIVED OF _____

FOR _____

BOOK 9514 PG 428

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	69000.00
CON TX	255.30
PRFEE	1.00
WDEED	16.00
TOTAL	272.30
CHECK	272.30

11/07/94 01 16:11 0001 5656

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06933
IDENTIF. ↑ REFERENCE

94 NOV -7 PM 4:10
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 851931