BOOK 9662 PG 443

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,000.00

Timothy N. Beck
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF April 19 95

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Steve Waters, Atty., 1000 Northchase Drive, Suite 100, Goodlettsville, Tennessee 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Timothy N. Beck (NAME)	Guaranty Trust Company (NAME)	MAP 39
4479 Stenberg Road (ADDRESS)	P. O. Box 1218 (ADDRESS)	PARCEL 40.00
Whites Creek, Tennessee 37189 (CITY) (STATE) (ZIP)	Murfreesboro, TN 37133-1218 (CITY) (STATE) (ZIP)	FB# 14D 09370

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, Orman R. Fulton and wife, Colleen Y. Fulton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Timothy N. Beck and wife, Marilyn R. Beck

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:

A certain tract or parcel of land in Davidson County, 14th Civil District, State of Tennessee, described as follows:

Being a .6 of an acre tract and a .28 of an acre tract, and described together according to a survey made by George W. Watkins, Surveyor, dated July 17, 1959, as follows: Beginning at a spike in the center of Stenberg Road, at the northeast corner of the property conveyed to Lawrence T. Dickens and wife, by deed from Edward B. Dunn and wife, as of record in Book 2960, page 565; thence leaving said Road, South 8 degrees 50 minutes West 213.7 feet to an iron pin; thence North 79 degrees West 58.9 feet to an iron pin in the easterly line of the property conveyed to Lawrence T. Dickens and wife, by deed from Lauren E. Bobel and wife, as of record in Book 2293, page 267; thence South 9 degrees West 27.5 feet to a point; thence North 69 degrees 15 minutes West 165 feet to a point; thence North 32 degrees 15 minutes East 190 feet to a railroad spike in the center of Stenberg Road; thence with the center of the same as follows: North 81 degrees 15 minutes East 90 feet to a spike; and South 89 degrees East 58.9 feet to the point of beginning.

Being the same property conveyed to Orman R. Fulton and wife, Colleen Y. Fulton by deed from Mary Stenberg Dickens and husband, Lawrence T. Dickens of record in Book 3398, page 357, Register's Office, Davidson County, Tennessee.

The legal description contained herein is the same as in the previous deed of record.

Included in this conveyance ingress and egress easement as described in Book 3398, Page 357, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 4479 Stenberg Road, Whites Creek, Tennessee 37189
(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 s this 25th day of April 19 95

Orman R. Fulton

Colleen Y. Fulton

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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 Orman R. Fulton and wife, Colleen Y. Fulton,

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 Goodlettsville, Tennessee, this 25th day of April, 19 95.

Commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF

My Commission Expires Nov. 20 19[illegible]

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

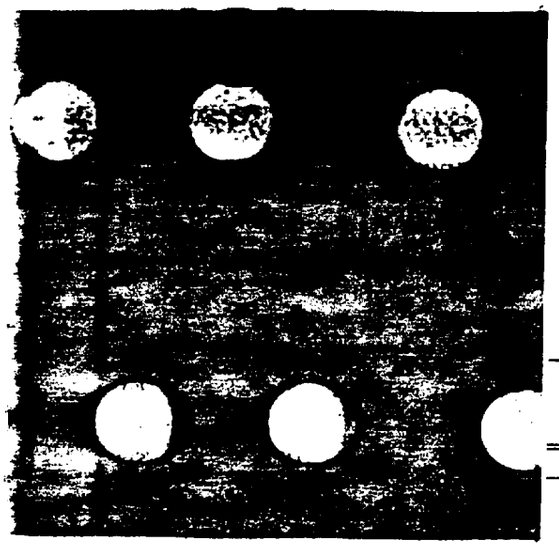
95 MAY -3 AM 9:57
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

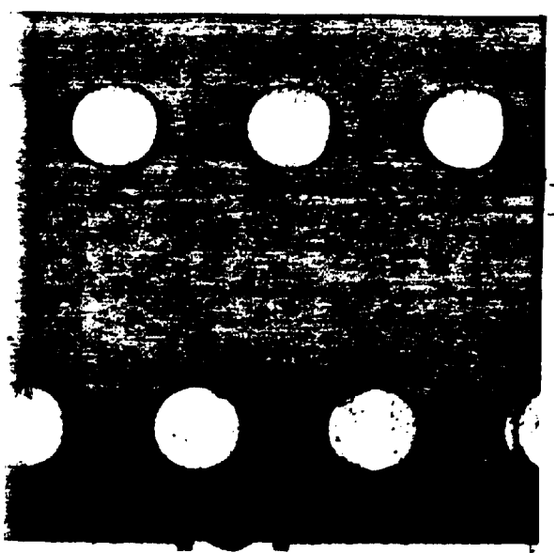
7082 05/03 0101 03CHECK

231.00

IDENTIFICATION REFERENCE

57234





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

RECEIVED OF _____

FOR _____

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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	60000.00
			CON TX	222.00
			PRFEE	1.00
			WDEED	8.00
			TOTAL	231.00
			CHECK	231.00
05/03/95	01	10:01	0001	7082

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

57234
IDENTIF. ↑ REFERENCE

95 MAY -3 AM 9:57
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 906501