THIS INSTRUMENT PREPARED BY:

Jeffrey S. Pulley
Attorney at Law
Suite 602
176 Second Avenue, North
Nashville, Tennessee 37201
(615) 242-7776

WARRANTY DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.
Patrick M. Nash 3181 Earhart Road Hermitage, TN. 37076	Patrick M. Nash 3181 Earhart Road Hermitage, TN. 37076	Map 98 Parcel 48

FOR AND IN CONSIDERATION of the sum of one hundred thirty thousand dollars and 00/100 ($130,000.00), receipt of which is hereby acknowledged, the Grantors, Melvin A. Ferrell and wife, Alene E. Ferrell, do hereby grant, bargain, sell, transfer and convey unto the said grantee, Patrick M. Nash, his heirs, successors and assigns, in fee simple forever, certain improved real estate in the 4th Civil District of Davidson County, Tennessee the same being further described according to a survey made by John M. Sullivan, Surveyor, September 10, 1966 a follows:

Beginning on the easterly margin of Earhart Road at a point 324.9 feet north cf the northwest corner of the property conveyed to Herman F. Odum and Wife, of record in Book 4183, page 369, Register's Office for said County; thence south 85 58' east 1,483.9 feet; thence north 4 27' east 141.6 feet; thence north 85 58' west 1, 552.86 feet to the easterly margin of Earhart Road; thence with the same south 18 27' east 177.10 feet to the beginning, containing 5.56 acres more or less.

Being the same property conveyed to Melvin A. Ferrell and Alene Este Ferrell by deed from Thomas Franklin Barnes and Hilda Hagar Barnes, William Robert Bruce and Mary Hagar Bruce, William David Hagar and Carmen Fuller Hagar, James Henderson Hagar and Opal Wolfe Hagar, and Henry Huston Hagar and Gloria Ferguson Hagar of record in Book 4233, page 287, Register's Office for Davidson County, Tennessee. Subject to all easements, restrictions and convenants as may apply. Including the following restrictions. 1. 200 ft. in depth from Earhart Rd. limited to Residential, with no barns. 2. No house trailors allowed. 3. Residence must be at least 1100 Sq. Ft. Living Area with at least 75 brick or stone exterior.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is One hundred thirty thousand dollars and 00/100 ($130,000.00).

Patrick M. Nash
Affiant

Sworn to and subscribed before me on this the 26th day of April, 1995.

Jeffrey S. Pulley
Notary Public

My Commission Expires: 3-27-99

TO HAVE AND TO HOLD said real estate, with the appurtenances, privileges, estate, title, interests and hereditaments thereunto belonging to the Grantee, Patrick M. Nash, his heirs, successors and assigns, in fee simple forever, to whom the said Melvin A. Ferrell and Alene E. Ferrell, 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.

We further covenant and bind ourselves to warrant the title to said real estate to said Grantee, Patrick M. Nash, his heirs, successors and assigns against the lawful claims of all persons.

Witness our hands on this the 26th day of April, 1995.

Melvin A. Ferrell
Melvin A. Ferrell

Alene E. Ferrell
Alene E. Ferrell

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

7272 05/03 0101 03CHECK 490.00

Personally appeared before me, Jeffrey S. Pulley, a notary public in and for the State and County above Melvin A. Ferrell and Wife, Alene E. Ferrell, the within named bargainers with whom I am personally acquainted or who by satisfactory evidence proved to me to be the persons named herein, and who after being duly sworn acknowledged that they executed the foregoing instrument for the purposes stated therein.

Witness my hand in Nashville, Tennessee this the 26th day of April, 1995.

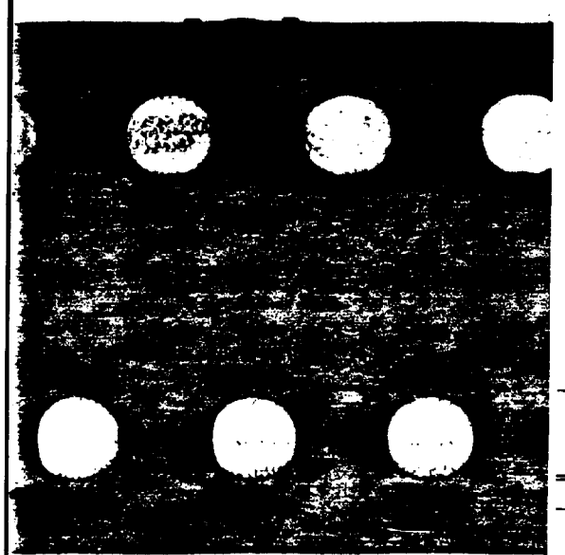
Jeffrey S. Pulley
Notary Public

My Commission Expires: 3-27-99

57405
IDENTIF. & REFERENCE

95 MAY -3 PM 1:40
FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

PICK-UP



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

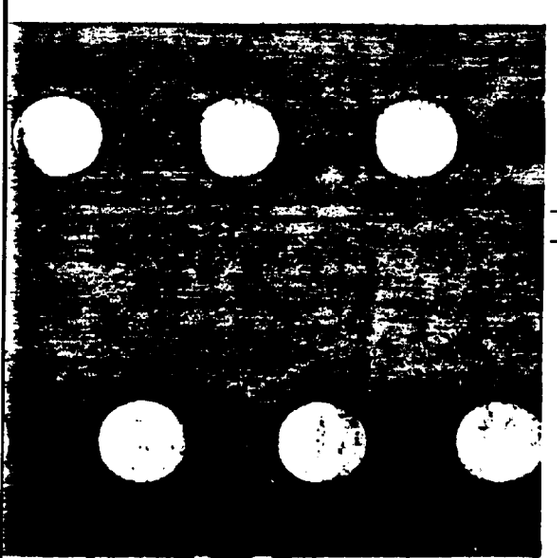
RECEIVED OF _____

FOR _____

BOOK 9662 PG 947

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
130000.00
CON TX 481.00
PRFEE 1.00
WDEED 8.00
TOTAL 490.00
CHECK 490.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/03/95 01 13:45 0001 7272

57405
IDENTIF. ← REFERENCE

95 MAY -3 PM 1:40

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 906690