THIS INSTRUMENT PREPARED BY:
HATCHER ESCROW COMPANY
113 SHIVEL DRIVE
HENDERSONVILLE, TENNESSEE 37075

BOOK 9710 PG 695

OUR FILE NUMBER: R4411

MAP/GROUP/PARCEL
012-00-0-116.00

NEW OWNER'S NAME AND ADDRESS:
Ronald W. Strahan and wife,
Michelle Boudinot-Strahan
6500 Lickton Pike
Goodlettsville, TN 37072

SEND TAX BILLS TO:
North American Mortgage Company
3883 Airway Drive
Santa Rosa, CA 95403

4336 06/23 0101 03CHECK 642.00

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, we, Roy Dale Young and wife, Charlotte Y. Medley-Young, hereinafter called Grantors, do hereby transfer and convey unto Ronald W. Strahan and wife, Michelle Boudinot-Strahan, their heirs and assigns, hereinafter called Grantees, property described as follows:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF FOR COMPLETE LEGAL DESCRIPTION

BEING the same property conveyed to grantors herein by deed of record in Book 8187, Page 791, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantors covenant with grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Roy Dale Young
ROY DALE YOUNG

Charlotte Y. Medley-Young
CHARLOTTE Y. MEDLEY-YOUNG

95 JUN 23 PM 12:14
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. + REFERENCE
0072851

EXHIBIT A

A certain tract or parcel of land in the 10th Civil District of Davidson County, Tennessee, being Tract No. 5 on a survey dated May 13, 1986 by Richard C. Kessinger, Surveyor, Number 1038, Job Number 86-113, and more specifically described as follows:

Beginning at an iron pin in the northerly margin of Lickton Pike, (said point being North 74 deg. 08 min. 09 sec. East 156.34 feet to an iron pin; thence North 74 deg. 41 min. 02 sec. East 200.20 feet to an iron pin; thence North 77 deg. 03 min. 19 sec. East 146.07 feet to an iron pin; thence in an easterly direction on a curve having a radius of 1195.00 feet, a tangent of 469.41 feet and a delta angle of 42 deg. 53 min. 27 sec. for a distance of 256.12 feet from the southeasterly corner of the property of Carl Guthrie of record in Book 3886, page 486, Register's Office of Davidson County Tennessee;) thence North 19 deg. 23 min. 45 sec. West 1256.65 feet to an iron pin; thence North 86 deg. 22 min. 18 sec. East 350.00 feet to an iron pin; thence South 11 deg. 40 min. 23 sec. East 1236.05 feet to an iron pin in the northerly margin of Lickton Pike; thence in a westerly direction of said margin of said Pike on a curve having a radius of 1195.00 feet, a tangent of 469.41 feet and a delta angle of 42 deg. 53 min. 27 sec. for a distance of 182.38 feet to the point of beginning and containing 7.37 acres, more or less.

Being the same property conveyed to Roy Dale Young and wife, Charlotte Y. Hedley-Young by deed from Tyree's General Contractors, a partnership composed of Thomas V. Tyree and Jackie V. Tyree dated August 28, 1990, and of record in Book 8187, page 791, Register's Office of Davidson County, Tennessee.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

BOOK 9710 PG 697

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, Roy Dale Young and wife, Charlotte Y. Medley-Young, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as their free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, TN, on this the 14th day of June, 1995.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
2-3-98

STATE OF TENNESSEE
COUNTY OF SUMNER

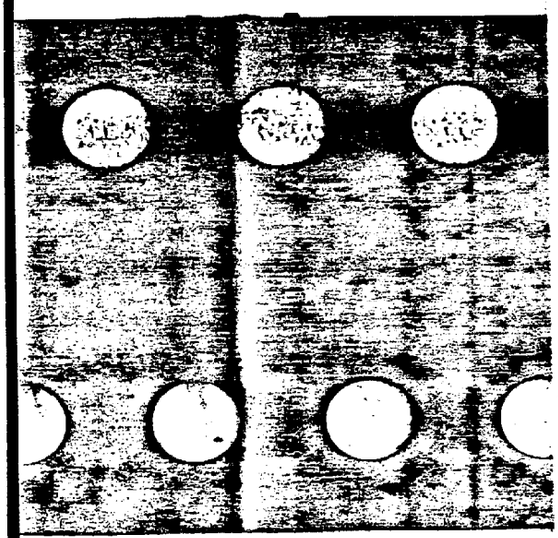
The actual consideration or value whichever is greater for this transfer is $170,000.00.

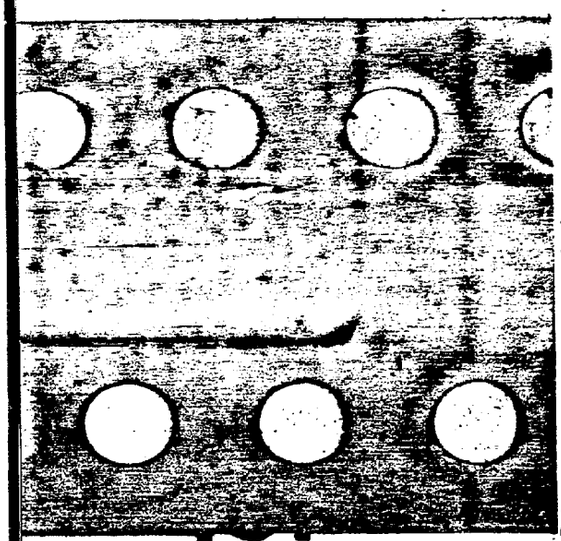
AFFIANT

Sworn to and subscribed before me, this the 14th day of June, 1995.

NOTARY PUBLIC

My Commission Expires:
2-3-98





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

RECEIVED OF _____

FOR _____

BOOK 9710 PG 693

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 170000.00
CON TX 629.00
PRFEE 1.00
WDEED 12.00
TOTAL 642.00
CHECK 642.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/23/95 01 12:15 0001 4336

0072851
IDENTIF. # REFERENCE

95 JUN 23 PM 12: 14
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 923540