This Instrument Prepared By:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tn 37238
00276963, Box 35

BOOK 9783 PG 535

WARRANTY DEED

ADDRESS NEW OWNER	SEND TAX BILLS CO	MAP/PARCEL NUMBERS
John Bottom, Jr., Trustee 3937 Gallatin Road Nashville, TN 37216	Owner	Map 43-13 Parcel 51

FOR AND IN CONSIDERATION of the sum of Ten and No/100 dollars ($10.00), cash in hand paid by John Bottom, Jr., Trustee, and other good and valuable considerations accepted as cash, the receipt and sufficiency of which are hereby acknowledged, Leroy J. Ellis, III, as Executor under the Will of Olive Gertrude Smith, deceased pursuant to the power to sell, transfer and convey real property granted to me by said Will, has this day bargained and sold, and does hereby transfer and convey unto the said John Bottom, Jr., Trustee with full power to mortgage, sell, transfer or convey without the joinder of any beneficiary the Grantee herein, his successors, and assigns, a certain tract of land in Davidson County, Tennessee, described as follows:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF.

This conveyance is subject to sanitary sewer and/or storm drainage easement of record in Book 4211, page 169, Register's Office for Davidson County, Tennessee.

This conveyance includes such nonexclusive rights of access to land within the limits of the easement of record in Book 4211, page 169, said Register's Office, as were reserved in the deed of record in Book 7993, page 513, said Register's Office.

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $53,100.00.

Affiant

Subscribed and sworn to before me, this the 1st day of September, 1995.

Notary Public

My Commission Expires: 11-10-97

This is improved (x) unimproved ( ) property, known as:

216 Old Hickory Boulevard, Madison, Tn 37115

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, his successors, heirs and assigns, forever.

And I, as such Executor, do covenant with the Grantee that I am lawfully seized and possessed of the power to sell, transfer and convey said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise set out. And I, as such Executor, do further covenant and bind myself and my successors to warrant and forever defend the title to the said land to the Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

Whenever 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 my hand this 1st day of September, 1995.

Leroy J. Ellis, III, Executor
under the Will of Olive Gertrude
Smith, deceased

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 Leroy J. Ellis, III, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at office in Nashville, Tennessee, this 1st day of September, 1995.

NOTARY PUBLIC

Commission expires: 11-10-97

EXHIBIT A

BOOK 9783 PG 537

A tract of land in the Second Civil District, Metropolitan Nashville and Davidson County, Tennessee and being Parcel No. 51 on Tax Map 43-13 and being Lots 29 and 30, Block "B" on plan of Forest Park Subdivision at Madison, recorded in Book 843, page 44, Register's Office for Davidson County, Tennessee, and also being a small rectangular area adjoining Lot No. 30 and being more particularly described according to a Boundary Survey by Ragan-Smith-Murphy & Associates, Inc., dated August 2, 1989 as follows:

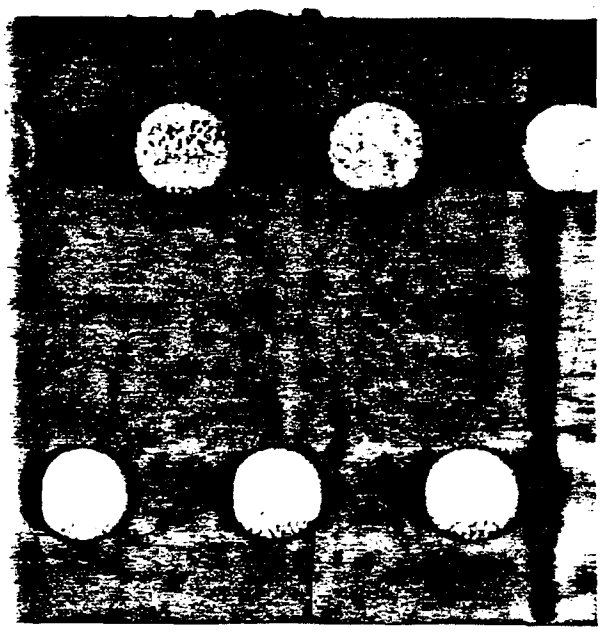
Beginning at an existing iron pin on the southerly right-of-way line of Old Hickory Boulevard at the common front corner of Lots 28 and 29 of the above-noted Forest Park Subdivision; thence with the with the southerly right-of-way line of Old Hickory Boulevard North 80 degrees 57 minutes 47 seconds East, 74.52 feet to an iron pin set, original corner between Olive Gertrude Smith and Raleigh L. Smith; thence with the original line between Olive Gertrude Smith and Raleigh L. Smith South 09 degrees 10 minutes 49 seconds East, 150.11 feet to an iron pin set in the north line of Lot No. 3 on plan of R.L. Smith Lots (not of record); thence South 80 degrees 40 minutes 30 seconds West, 43.89 feet to an iron pin set; thence South 81 degrees 48 minutes 31 seconds West, 30.64 feet to an existing iron pin at the common rear corner of Lots 28 and 29 Forest Park Subdivision; thence with the common line between Lots 28 and 29 North 09 degrees 10 minutes 49 seconds West, 149.89 feet to the point of beginning and containing 11,192 square feet or 0.257 acres, more or less.

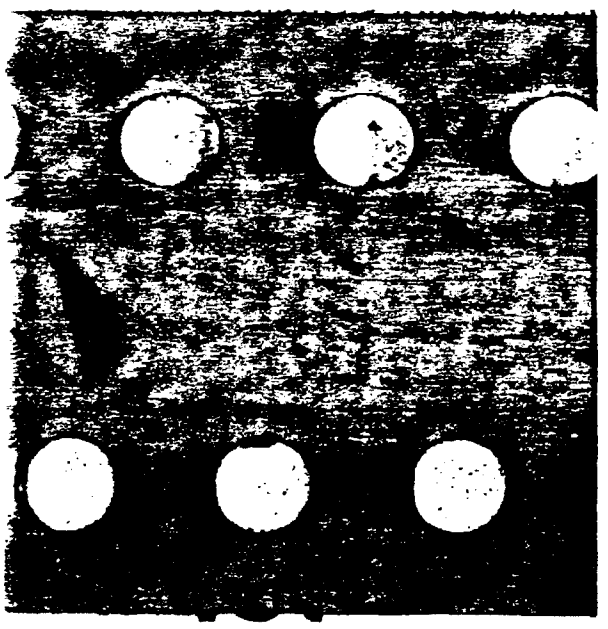
Being the same property conveyed to Olive Gertrude Smith by deeds recorded in Book 929, page 275 and Book 1079, page 480, Register's Office for Davidson County, Tennessee. The said Olive Gertrude Smith having since died and her will being of record in Will Book 165, page 22, Probate Court Clerks Office, Davidson County, Tennessee.

0096518

95 SEP -5 AM 10: 14

0029 09/05 0101 03CHECK 209.47





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9783 PG 538

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 53100.00
CON TX 196.47
PRFEE 1.00
WDEED 12.00
TOTAL 209.47
CHECK 209.47

09/05/95 01 10:16 0001 0029

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0096518
IDENTIF. ↑ REFERENCE

95 SEP -5 AM 10:15

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 948929