BOOK 9849 PAGE 225

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 425,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF November 19 95

Notary Public

MY COMMISSION EXPIRES: 4/30/98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
BRET MICHAELS (NAME)	SAME (NAME)	MAP 91 DAVIDSON
3910 Brick Church Pike (ADDRESS)	(ADDRESS)	PARCELS 99, 100
Nashville TN 37207 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	AND 104

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, MARION G. DOYLE AND WIFE, DEBORA SUSAN DOYLE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BRET MICHAELS

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:

LEGAL DESCRIPTION AS SET FORTH IN EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE.

01119275

MAIL ENV.

95 NOV -3 AM 9:39

DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 3910 BRICK CHURCH PIKE, NASHVILLE, TN 37207
(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 1st day of November 19 95

Marion G. Doyle
MARION G. DOYLE

Debora Susan Doyle
DEBORA SUSAN DOYLE

BOOK 9849 PG 223

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 MARION G. DOYLE AND WIFE, DEBORA SUSAN DOYLE

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 1st day of November 19 96.

Commission expires 11/20/96

Notary Public

CAROLYN A. KING NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF

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

EXHIBIT "A"

BOOK 9849 PG 227

TRACT I:
Land in the 10th and 12th Civil District of Davidson County, Tennessee, and being described in part according to a survey by John B. Rainey, Surveyor #823, dated October 6, 1977, and known as Job No. 77-344 as follows: BEGINNING at an iron pin on the westerly margin of Brick Church Pike, said iron pin being the southeast corner of this tract, being N 8 deg. 26' E 1525.0 feet from the north line of the Jerry Crecelius land of record in Deed Book 4451, page 519, Register's Office for Davidson County, Tennessee; thence leaving the margin of said Brick Church Pike, N 82 deg. 53' W 1349.80 feet to an iron pin; thence 8 deg. 26' E 200.00 feet to an iron pin; thence S 82 deg. 53' E 1349.80 feet to an iron pin on the westerly margin of the aforesaid Brick Church Pike; thence with the margin of said Brick Church Pike S 8 deg. 26' W 200.0 feet to the point of beginning, containing 6.20 acres, more or less.

Being the same property conveyed to Marion G. Doyle, a single person, by deed of record in Book 5243, page 731, Register's Office for Davidson County, Tennessee.

TRACT 2:

Land in the 12th Civil District of Davidson County, Tennessee, and being described according to a survey by John B. Rainey, Surveyor #823, dated October 6, 1977, and known as Job No. 77-344 as follows:

BEGINNING at an iron pin on the westerly margin of Brick Church Pike, said iron pin being N 8 deg. 26' E 1/25.0 feet from the northeast corner of the Jerry Crecelius land of record in Deed Book 4451, page 519, Register's Office, Davidson County, Tennessee; thence leaving the amrgin of said Brick Church Pike N 82 deg. 53' W 1349.80 feet to an iron pin; htence S 8 deg. 26' W 200.0 feet to an iron pin; thence N 82 deg. 53' W 453.89 feet to an iron pin; thence N 8 deg. 26' E 300.0 feet to an iron pin; thence S 89 deg. 29' 04" E 1817.66 feet to an iron pin on the westerly margin of the aforesaid Brick Church Pike; thence with the margin of said Brick Church Pike and a slight curve to the right having a radius of 942.80 feet, a distance of 74.02 feet to a point; thence continuing with the margin of said pike, S 8 deg. 26' W 235.0 feet to the point of beginning, containing 10.55 acres, more or less.

Being the same property conveyed to Marion G. Doyle by deed of record in Book 5821, page 297, Register's Office for Davidson County, Tennessee.

TRACT 3:

Land in the 10th and the 12th Civil District of Davidson County, Tennessee, and being described in part according to a survey by John B. Rainey, Surveyor #823, dated October 6, 1977, and known as Job No. 77-344, as follows:

BEGINNING at an iron pin on the westerly margin of Brick Church Pike, said iron pin being N 8 deg. 26' E 1325.0 feet from the northeast corner of the Jerry Crecelius land of record in Deed Book 4451, page 519, Register's Office, Davidson County, Tennessee; thence leaving the margin of said Brick Church Pike, N 82 deg. 53' W 1349.80 feet to an iron pin; thence N 8 deg. 26' E 200.o feet to an iron pin; thence S 82 deg. 53' E 1349.80 feet to an iron pin on the westerly margin of the aforesaid Brick Church Pike; thence with the margin of said Pike S 8 deg. 26' W 200.0 feet to the point of beginning, containing 6.20 acres, more or less.

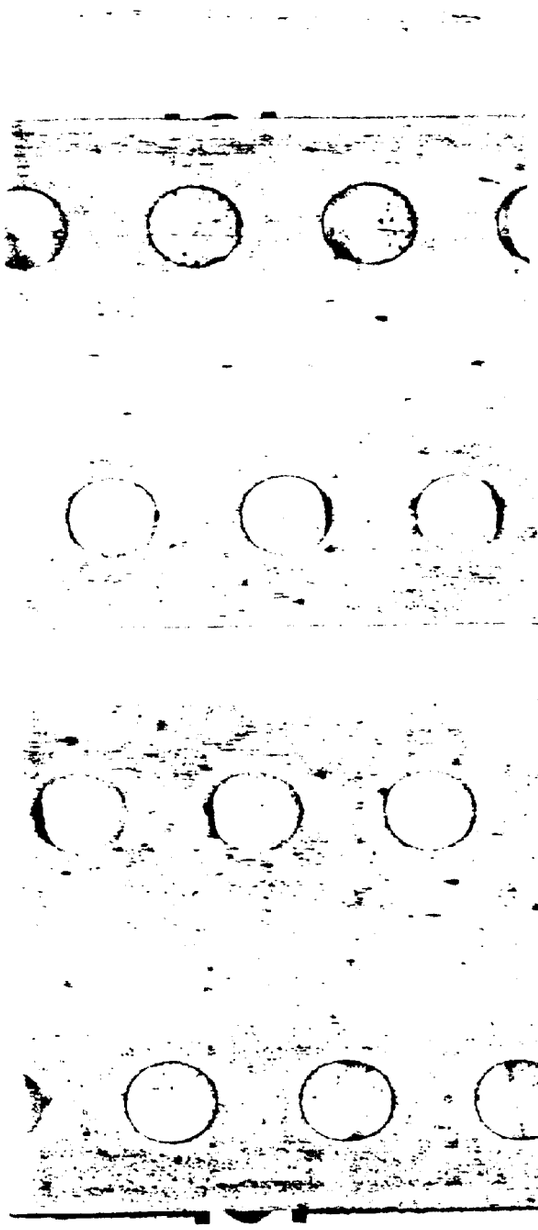
Being the same property conveyed to Marion G. Doyle, a single person, by deed of record in Book 5243, page 751, Register's Office for Davidson County, Tennessee.

Debora Susan Doyle executes this instrument for the purpose of conveying any right, title or interest she may have in or to said property, marital or otherwise.

MARION G. DOYLE

DEBORA SUSAN DOYLE

FILED 11/03/97 0101 03CHECK 1585.50



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9849 PG 223

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
425000.00
CON TX 1572.50
PRFEE 1.00
WDEED 12.00
TOTAL 1585.50
CHECK 1585.50

11/03/95 01 09:38 0001 4377

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0119275 RECEIVED FOR RECORD

95 NOV -3 AM 9:39

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 972999