B0436

BOOK 9858PG648

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 30,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF November 19 95

Mary Ann Selley
NOTARY PUBLIC AT LARGE
Mary Ann Selley
My Commission Expires January 24, 1998
STATE OF TENNESSEE

MY COMMISSION EXPIRES: (AFFIX SEAL)

MARY ANN SELLEY NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Ortale, Kelley, Herbert & Craw, 231 Public Square, Suite 205, Franklin, TN 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
South Harpeth Construction Co. (NAME)	New Owner (NAME)	9D-82678
7932 Horn Tavern Road (ADDRESS)	7932 Horn Tavern Road (ADDRESS)	155-12-a-015
Fairview, TN 37062 (CITY) (STATE) (ZIP)	Fairview, TN 37062 (CITY) (STATE) (ZIP)	

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, J & J Development Co., Inc., a Tennessee Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO South Harpeth Construction Co., Inc.

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:

Land in Davidson County, Tennessee being Lot No. 15 on the Final Plan of Magnolia Hills, of record in Book 7900, page 787 and Book 7900, page 809, Register's Office for said County, to which plan reference is hereby made for a more complete description thereof.

Being part of the property conveyed to J & J Development Co., Inc., a Tennessee Corporation by deed from B & W Properties, a Tennessee General Partnership composed of Jerry D. Butler and Joel Wilson, of record in Book 9324, page 781, Register's Office for Davidson County, Tennessee.

IDENTIF. ↑ REFERENCE 0122579

95 NOV 13 PM 12:43
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

unimproved (X)
This is improved ( ) property, known as 7228 Magnolia Hills Drive, Nashville, TN
(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 my hand this 10th day of November 19 95

J & J Development Co., Inc., a Tennessee Corporation

By:
Joel C. Wilson, President

BOOK 9858 PG 649

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____, Tennessee, this _____ day of _____ 19_____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

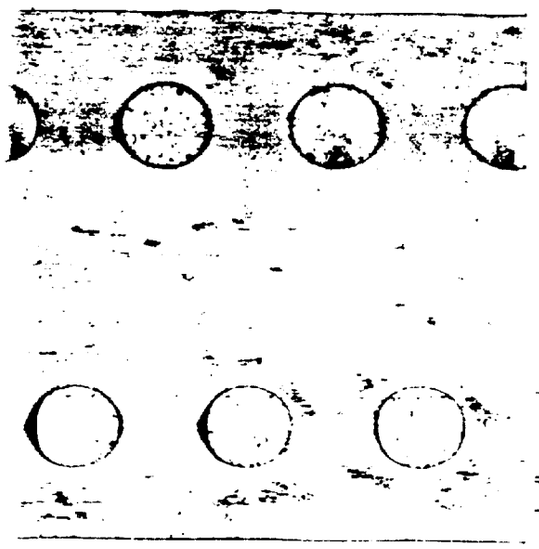
Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Joel C. Wilson, President and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the _____ and _____ respectively of the J & J Development Co., Inc. the within named bargainor, and corporation, and that he 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 Joel C. Wilson, President as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Franklin, TN on this the 10th day of November 1995.

My commission expires 1-25-97

_____
Notary Public

7923 11/13 3101 03CHECK 120.00



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

RECEIVED OF _____

FOR _____

BOOK 9858 PG 650

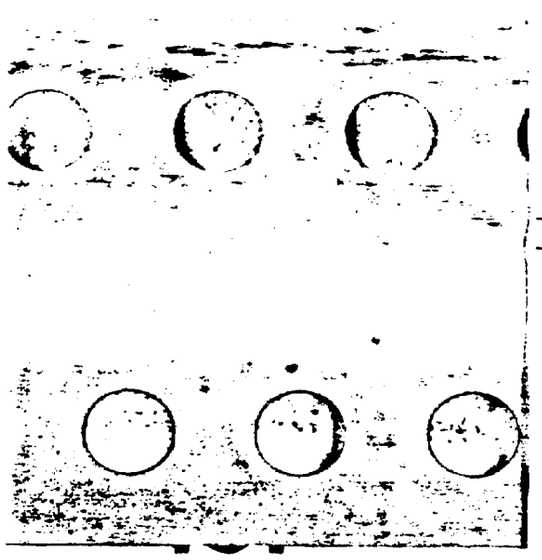
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 30000.00
CON TX 111.00
PRFEE 1.00
MREED 8.00
TOTAL 120.00
CHECK 120.00

11/13/95 01 12:42 0001 7923

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0122579
IDENTIF. & REFERENCE

95 NOV 13 PM 12:43
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 976499