FOR RECORDING PURPOSES

LTIC File Number: 30676 GK

49

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transaction is $235,000.00

Roger Coleman Brown
Affiant

Subscribed and Sworn to before me this the 12th day of January, 19 96

NOTARY PUBLIC AT LARGE

Notary Public

Commission Expires

BOOK 9917 PG 229

THIS INSTRUMENT WAS PREPARED BY
Lawyers Title Insurance Corporation My commission Expires 9-26-98
424 Church Street, Suite 200, Nashville TN 37219

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBER
Roger Coleman Brown 437 E. Kingston Springs Road Ashram, TN 37143	Same	69/63, 69/96, 69/97

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND IN OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

David C. Allen and Lisa K. Creasy

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

Roger Coleman Brown

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:

(Continued on next page)

GRANTOR WARRANTS SAID PROPERTY IS NOT THEIR MARITAL RESIDENCE.

T#25 01/12 0101 03CHECK 882.50

0140701
IDENTIF. # REFERENCE

96 JAN 12 PM 1:01
FELIX P. BRANDAU, REGISTER
DAVIDSON COUNTY, TN.

4425, 4435, 4436 Commercial Dr Nashville, Tennessee 37218

THIS IS ( )IMPROVED (X)UNIMPROVED PROPERTY KNOWN AS _____
(HOUSE NUMBER) (STREET) (CITY) (STATE) (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. 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, this 12th day of January, 19 96.

David C. Allen

Lisa K. Creasy

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 9917 PG 230

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

David C. Allen and Lisa K. Creasy

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 office at Nashville, Tennessee on this the 12th day of January, 19 96.

THOMAS K. KIRK JR. NOTARY AT LARGE STATE OF TENNESSEE

Commission Expires: My commission Expires 9-26-98

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared

with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and upon oath acknowledged to be the _____ of _____, a corporation, and that as such _____, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

Commission Expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared

with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and upon oath acknowledged to be the _____ of _____, a corporation, and that as such _____, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

Commission Expires: _____

Notary Public

FURNISHED BY:
Lawyers Title Insurance Corporation

424 Church Street, Suite 200
Nashville TN 37219

104 Woodmont Blvd., Suite 201
Nashville TN 37205

WARRANTY DEED

FROM:

TO:

A tract of land located in the First Civil District of Davidson County, Tennessee and being the remaining portions of Reserved Parcels "C", "E", and "F" of record in Book 4175, page 133, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

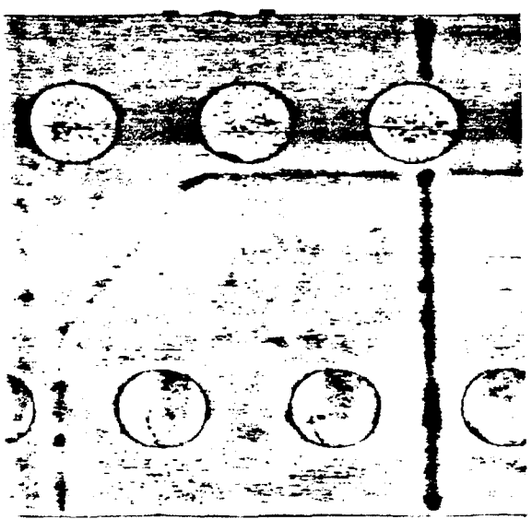
BEGINNING at an old iron pin at the northwest corner of the herein described tract, said pin being in the South right-of-way of the Ashland City Railroad and proceeding as follows:

1. With the South right-of-way of the Ashland City Railroad South 69° 21' East a distance of 213.93 feet to a point, thence
2. Continuing with the South right-of-way of the Ashland City Railroad around a curve to the left, said curve having a radius of 2915.0 feet a distance of 134.97 feet to a concrete right-of-way monument in the West right-of-way of Briley Parkway, thence

WITH the West right-of-way of Briley Parkway, the following four calls:

3. South 15° 48' 48" East a distance of 364.70 feet to a concrete right-of-way monument, thence
4. South 15° 46' 50" East a distance of 193.81 feet to a concrete right-of-way monument, thence
5. South 16° 05' 33" East a distance of 165.13 feet to a concrete right-of-way monument, thence
6. South 26° 13' 15" East a distance of 568.63 feet to a point, thence
7. Leaving the West right-of-way of Briley Parkway South 3° 24' 14" West a distance of 140.66 feet to a corner post, thence
8. North 82° 52' 46" West a distance of 310.64 feet to a point, thence
9. North 84° 18' 46" West a distance of 506.93 feet to a fence post, thence
10. North 1° 46' East a distance of 1074.90 feet to an old concrete monument, thence
11. North 2° 08' 22" East a distance of 303.0 feet to the point of beginning containing 17.31 acres, more or less.

BEING a portion of the same property conveyed to David C. Allen and Lisa K. Creasy, by Deed of Record in Book 9616, page 684, Register's Office for Davidson County, Tennessee.



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

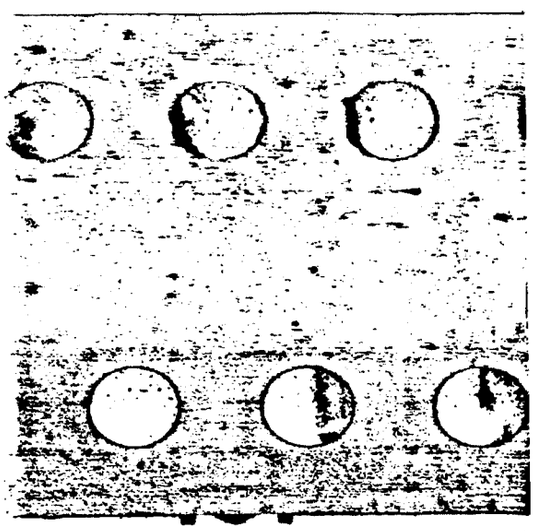
RECEIVED OF _____

FOR _____

BOOK 9917 PG 232

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



	AMT
	235000.00
CON TX	869.50
PRFEE	1.00
WDEED	12.00
TOTAL	882.50
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK	882.50

01/12/95 01 16:03 0001 7815

01140701
IDENTIFICATION REFERENCE

95 JAN 12 PM 4:01

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

No. 995927