This instrument prepared by: JOHN R. REYNOLDS (#2522)
Attorney at Law
217 Second Avenue, North
P. O. Box 190481
Nashville TN 37219-0481
Tel: (615) 256-2694

WARRANTY DEED

Address New Owner(s) as follows: WILLIAM MICHAEL ELLIOTT, 5823-B Clarksville Highway, Post Office Box 545, Joelton, TN 37080

Name and Address of the person or entity responsible for payment of real property taxes: SAME

Map and Parcel No. Field Book No. , Map No. 29, Parcel No. P/O 072.00.

For and in consideration of the sum of **FIVE THOUSAND ($5,000.00) DOLLARS**, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and adequacy of which are hereby acknowledged, we, RONALD E. WALLER and wife, DEBORA L. WALLER, hereinafter referred to as Grantors, have bargained and sold, and by these presents do hereby transfer and convey unto WILLIAM MICHAEL ELLIOTT, his heirs and assigns, hereinafter referred to as Grantee, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described on **EXHIBIT A** attached hereto and made a part hereof, and being hereinafter referred to as the "Real Property."

This is unimproved property known as Old Clarksville Highway, Joelton, Davidson County TN 37080.

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, WILLIAM MICHAEL ELLIOTT, his heirs and assigns, forever; and we, RONALD E. WALLER and wife, DEBORAH A. WALLER, do covenant with the said Grantee 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, except as shown herein. We do further covenant and bind ourselves/our heirs and representatives, to warrant and forever defend the title to said land to the said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hands this 9th day of June 1994.

Ronald E. Waller
RONALD E. WALLER

Debora L. Waller
DEBORA L. WALLER

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared **RONALD E. WALLER** and wife, **DEBORA L. WALLER**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Joelton, Tennessee, this 9th day of June 1994.

Sherrie Spann
Notary Public

SHERRIE SPANN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My commission expires 6-3-96

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer, is $**5,000.00**.

William McClintock
Affiant

Subscribed and sworn to before me this 9th day of June 1994.

Sherrie Spann
Notary Public

SHERRIE SPANN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My commission expires 6-3-96

NOTE TO REGISTER:

Upon recording, please return the recorded instrument to:

JOHN R. REYNOLDS
Attorney at Law
217 Second Avenue, North
P. O. Box 190481
Nashville TN 37219-0481

BOOK 9935 PG 546

EXHIBIT A

Land in Davidson County, Tennessee, being a part of Lot No. 3 on the Plan of Caillouette Subdivision, as shown of record in Book 5200, page 279, Register's Office for Davidson County, Tennessee, and being more particularly described according to a survey performed by John B. Kohl, III, Registered Land Surveyor, Tennessee No. 100, on 14 June 1990, as follows, to wit:

BEGINNING on the southwesterly right-of-way of Coopertown Road or Old Clarksville Highway at the northeasterly corner of Lot No. 3, on the Plan of Caillouette Subdivision, as of record in Plat Book 5200, page 279, Register's Office for Davidson County, Tennessee; thence leaving said right-of-way and running with the easterly line of aforesaid Lot No. 3, South 3° 57' 27" West, 55.0 feet; thence, leaving said line and running North 86° 2' 33" West, 10.0 feet; thence North 3° 57' 27" East, 59.3 feet to the southwesterly right-of-way of Coopertown Road or Old Clarksville Highway; thence with said right-of-way, South 62° 52' 09" East, 10.9 feet to the point of beginning.

Being a part of the same property conveyed to Ronald E. Waller and wife, Debora L. Waller, by deed from Tommy Owen and wife, Thelma Owen, as shown of record in Book 8136, page 829, Register's Office for Davidson County, Tennessee.

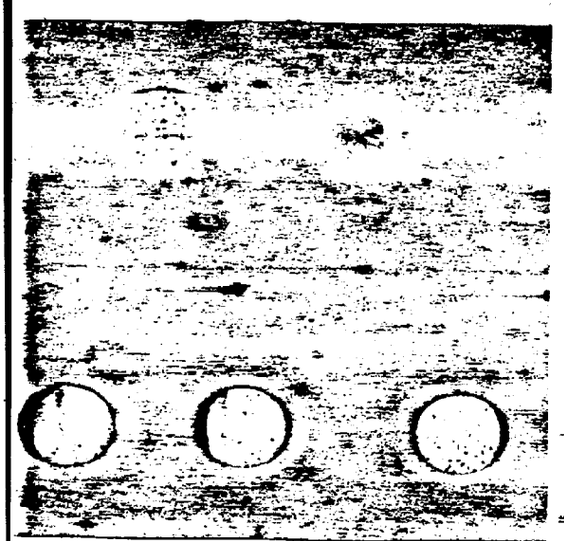
This is unimproved property known as Old Clarksville Highway, Joelton, Davidson County TN 37080.

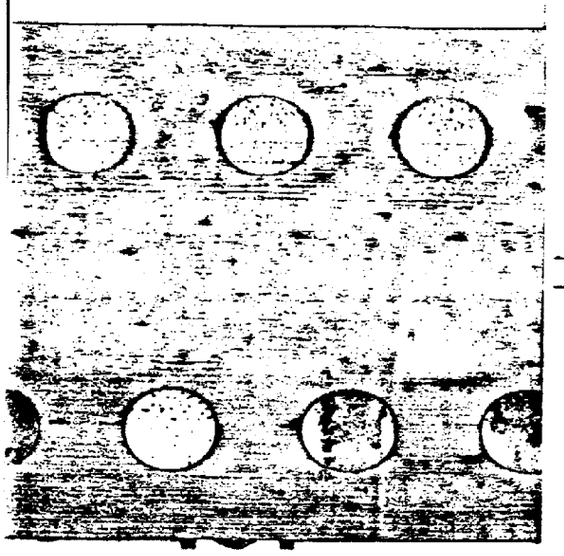
0146430
IDENTIF. & REFERENCE
PICK-UP

96 FEB -1 PM 3:12
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

3771 02/01 0101 03CHECK 31.50

Rl.Est.II.WALLER.WD





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

RECEIVED OF _____

FOR _____

BOOK 9935 PG 547

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	5000.00
CON TX	18.50
PRFEE	1.00
WDEED	12.00
TOTAL	31.50
CHECK	31.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/01/96 01 15:15 0001 3771

0146430
IDENTIF. ↑ REFERENCE

96 FEB -1 PM 3:12
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1002012