BOOK 10052 PG 229

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Randall R. Stutts and Marietta Stutts 1850 Highway 70 Kingston Springs, TN 37082	Sullivan Electric, Inc. 7100 Cockrill Bend Blvd. Nashville, TN 37209	79-30
This instrument prepared by: DAVID B. GRAY 144 Second Avenue North, Suite 203, Nashville, Tennessee 37201		

WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are acknowledged, Joe D. Gower ("Grantor") has bargained and sold, and hereby transfers and conveys to Randall R. Stutts and wife, Marietta Stutts (collectively "Grantee"), each as one-half tenants in common, and their respective heirs and assigns, certain land in Davidson County, Tennessee, being more particularly described in Exhibit A attached hereto and incorporated herein by reference (the "Property").

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to Grantee, their respective heirs and assigns, forever.

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Real estate taxes for the current year.

2. Easement(s) to Colonial Pipeline Company, as set forth in instrument recorded in Book 3705, page 149.

3. Easement for 20' Sanitary Sewer as shown on Survey by Property Management Division, State of Tennessee, dated May 4, 1972, survey recorded with Deed of Record in Book 4684, page 554.

Grantor covenants with Grantee that Grantor is lawfully seized and possessed of the Property in fee simple; that Grantor has a good right to convey the Property, and that the Property is unencumbered except as set forth herein.

Grantor further covenants to warrant and forever defend the title to the Property to Grantee, and their respective heirs and assigns, against the lawful claims of all persons.

This is improved property, known as 7100 Cockrill Bend Boulevard, Nashville, Tennessee 37209.

EXECUTED this 16th day of May, 1996.

JOE D. GOWER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, David B. Gray, Notary Public, Joe D. Gower, 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, this 16th day of May, 1996.

Notary Public

My Commission Expires: 3/25/2000

DAVID B. GRAY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 25, 2000

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $475,000.00.

AFFIANT

Subscribed and sworn to before me this 16th day of May, 1996.

NOTARY PUBLIC

My Commission Expires: 3/25/2000

DAVID B. GRAY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 25, 2000

stmts.wd

BOOK 10052 PG 231

EXHIBIT A

LAND lying in Davidson County, Tennessee, being more particularly described as follows:

BEGINNING at a concrete right-of-way marker on the North right-of-way of Cockrill Bend Boulevard (formerly known as Cockrill Bend Industrial Road), said marker being stationed 13 + 38.68 of said road; thence with said North right-of-way South 85° 35' West 23 feet to an iron pin; thence North 11° 24' East 330 feet to an iron pin; thence North 78° 36' East 355.89 feet to a point on the West right-of-way of proposed Annex Avenue at Station 33 + 09.74 of said Avenue; thence with said West right-of-way of said Avenue South 12° 47' East 24.56 feet to a concrete right-of-way marker; thence with a curve to the right 515.16 feet to the point of beginning, said curve having a chord bearing South 36° 01' West, a distance of 454.4 feet; a radius of 300.0 feet; and a central angle of 98° 28' 54".

BEING the same property conveyed to Joe D. Gower, by deed of record in Book 10052, page 226, Register's Office for Davidson County, Tennessee.

stuttswd.exa

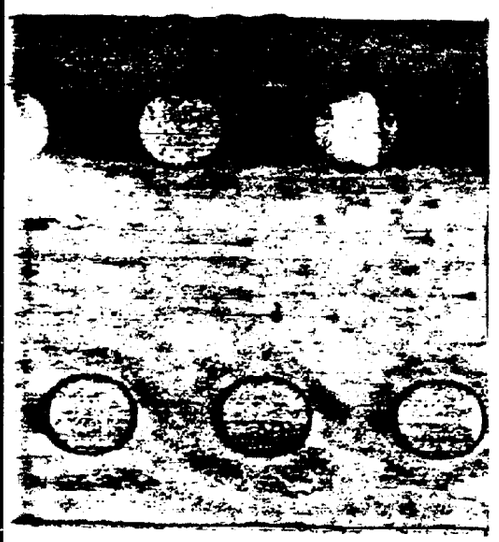
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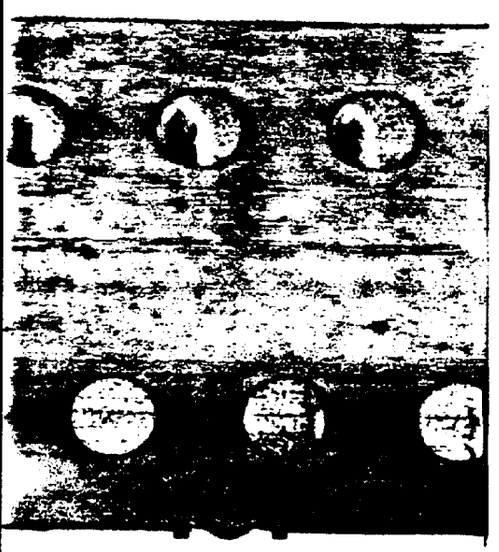
IDENTIF. ^ REFERENCE

93 DEC 16 PM 3:12

DAVIDSON COUNTY, TN.

1770.50





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

RECEIVED OF _____

FOR _____

BOOK 10052 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

DART
475000.00
CON TX 1757.50
PRFEE 1.00
WDEED 12.00
TOTAL 1770.50
CHECK 1770.50

05/16/96 01 15:15 0001 2420

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0182479
IDENTIF. # REFERENCE

96 MAY 16 PM 3:12

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

No. 1040382