OLD REPUBLIC

National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

BOOK 10061 PG 410

STATE OF TENNESSEE)
COUNTY OF)
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 6,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE ____ DAY OF _____, 19 93.

NOTARY PUBLIC

My Commission expires: _____

THIS INSTRUMENT PREPARED BY

Robert F. Doyle, Attorney, 301 Stahlman Building, Nashville, Tennessee. 37201
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Donald Glenn Jackson (NAME)	Donald Glenn Jackson (NAME)	Map 133-11
2408 ANTIOCH PIKE (ADDRESS)	(ADDRESS)	Par. 209
NASHVILLE TN 37013 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	6DA-80195

Warranty Deed

For and in Consideration of the sum of $ 6,000.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

MARTHA R. WALLACE, ALLEEN L. GARRETT, and BILLIE PUTNAM BINKLEY, now WEST

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

DONALD GLENN JACKSON

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

See attached "Exhibit A" for the description of the realty herein conveyed.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 6,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF May 19 96.

Deputy Register

96 MAY 24 PM 4:28
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

0185258

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

unimproved (X)
This is improved ( ) property, known as Reserved parcel Elysian Center, Sect. 2, Nashville, Tennessee.
(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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 hands this 30th day of December, 19 93.

Martha R Wallace
MARTHA R. WALLACE

Billie Putnam Binkley West
BILLIE PUTNAM BINKLEY WEST

Alleen L. Garrett
ALLEEN L. GARRETT

INDIVIDUAL ACKNOWLEDGMENTS:

STATE OF TENNESSEE }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Alleen L. Garrett, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that She executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 30th day of December, 1993.

My Commission expires: [illegible] JAN. 25, 1997

Notary Public

STATE OF TENNESSEE }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Martha R. Wallace Only, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that She executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 30th day of December, 1993.

My Commission expires:
MY COMMISSION EXPIRES
MAY 25, 1996

Notary Public

STATE OF TENNESSEE }
County of Williamson }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Billye Putnam Binkley West, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that She executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 30 day of December, 1993.

My Commission expires:
May 18, 1997

Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

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

My Commission expires:

_____

Notary Public

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN REC)

"EXHIBIT A"

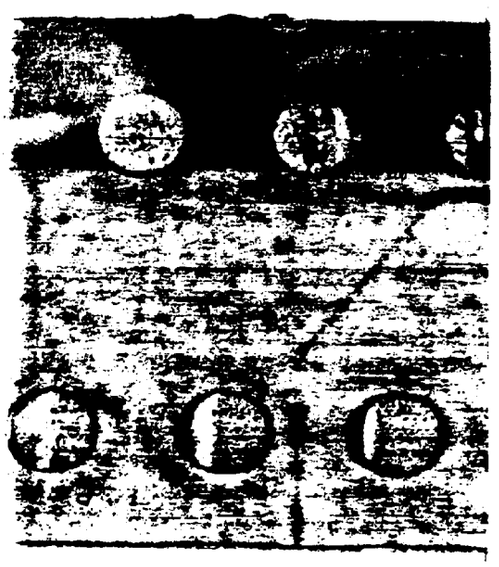
Land lying in the 6th Civil District of Davidson County, Tennessee, being a "Reserved" tract of land as shown on the Plan of Elysian Center, Section 2, as recorded in Book 4300, page 5, Register's Office for Davidson County, Tennessee.

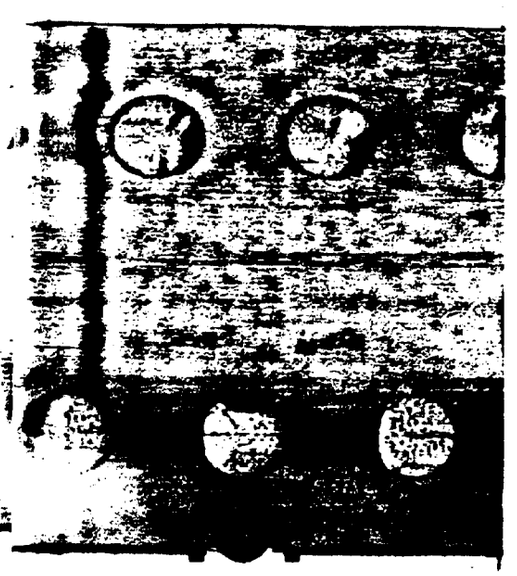
Beginning at a point lying on the southerly property line of the Gromarco, Inc., Property as of record in Book 4198, page 315, Register's Office Davidson County, Tennessee. Said point further described as being the northeast corner of Lot No. 2 as shown on the Plan of Elysian Center, Section 2, as of record Book 4300, page 5, Register's Office Davidson County, Tennessee, and the northwest corner of the herein described tract; thence running along said Gromarco, Inc., southerly line north 44° 25' east a distance of 379.50 feet to a point; thence south 45° 30' 30" east a distance of 170.92 feet to a point; thence south 43° 48' 30" west a distance of 377.47 feet to a point, said point further described as being the common rear or easterly corners of Lots 2 and 3 as shown on said Plan of Elysian Center, Section 2; thence running along the easterly property line of said Lot No. 2 north 46° 11' 30" west a distance of 174.95 feet to the point of beginning. Containing 1.50 acres, more or less.

Being part of the property conveyed to A. Hugh Brewer, E. B. Garrett, F. Compton Wallace and James W. Binkley, a partnership, by deed from Elysian Fields Corporation, a Tennessee Corporation, of record in Book 3950, page 777, Register's Office for Davidson County, Tennessee. Rerecorded in Book 3959, page 884, said Register's Office. A. Hugh Brewer having since conveyed his interest in said "Reserved" Tract to F. Compton Wallace by deed of record in Book 4437, page 631, said Register's Office. F. Compton Wallace having since died and by Will of record in Will Book 162, page 087, Probate Court Clerk's Office for Davidson County, Tennessee, his interest in this property was devised to his wife, Martha R. Wallace. The said E. B. Garrett having since died and by Will of record in Will Book 152, page 98, said Probate Court Clerk's Office, his interest in this property was devised to his wife, Alleen L. Garrett. James W. Binkley having since died and by Will of record in Will Book 98, page 374, said Probate Court Clerk's Office, his interest in this property was devised to his wife, Billie Putnam Binkley who has remarried and is now Billie Putnam Binkley West.

This conveyance is made subject to 1993 Metro Land Taxes, the Grantee herein assumes and agrees to pay said taxes when due and payable. The Grantors further transfer and convey to the Grantee, his heirs and assigns, their rights in and to the 30 foot access and utility easement as shown on the easterly side of Lots Nos. 2 and 3 on the Plan of Elysian Center, Section 2, of record in Book 4300, page 5, said Register's Office, and as partially shown on the Final Plat Resubdivision of Lot 3 Elysian Center, Section 2 of record in Book 8250, pae 58, said Register's Office.

5439 05/24 0101 03CHECK 35.20





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

RECEIVED OF _____

FOR _____

BOOK 10061 PG 413

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 6000.00
CON TX 22.20
PRFEE 1.00
WDEED 12.00
TOTAL 35.20
CHECK 35.20

05/24/96 01 16:34 0001 5439

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0185258
IDENTIF. ↑ REFERENCE

96 MAY 24 PM 4:28
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1043361