PREPARED BY:
STEWART & BLACK, ATTORNEYS
333 GALLATIN ROAD SOUTH
MADISON, TN 37115

WARRANTY DEED

THIS INDENTURE IS MADE AND ENTERED INTO THIS 29th day of May, 1996.

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, GEORGE E. HARPER and CYNTHIA P. HARPER, HUSBAND AND WIFE, herein referred to as Grantors, have this day bargained and sold and do hereby transfer and convey unto the said LINDA F. SCHOELZEL, UNMARRIED, herein referred to as Grantee, his/her successors, heirs and assigns, certain real estate in DAVIDSON, County, State of Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of Grantors in and to any easements and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property"). This conveyance of the "Property" and all covenants and warranties contained herein, are made expressly subject to the exceptions and other matters set forth in Exhibit "B", which is attached hereto and incorporated heren by reference.

This is unimproved property known as GREER ROAD, DAVIDSON COUNTY, TN.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto Grantee, his/her heirs, successors and assigns forever. The Grantors covenant and agree with the said Grantee that Grantors is/are lawfully seized and possessed of the said real estate and that Grantors have a good and lawful right to sell the same. The Grantors further covenant that the same is unencumbered except as otherwise set forth in Exhibit 'B" attached hereto. Grantors further covenant and bind himself/herself/themselves, their heirs and representatives, to warrant and forever defend the title to said Grantee, his/her successors, heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS the hand and seal of Grantors on the day and year first above written.

96 MAY 31 AM 9:35
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

0187229
IDENTIF. & REFERENCE

George E. Harper
GEORGE E. HARPER
Signature of Seller

Cynthia P. Harper
CYNTHIA P. HARPER
Signature of Seller

INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **GEORGE E. HARPER and CYNTHIA P. HARPER, HUSBAND AND WIFE**, the within named bargainors, 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, at office, this **29th** day of **May, 1996.**

Elaine W. Woodall
Notary Public

ELAINE W. WOODALL NOTARY PUBLIC DAVIDSON COUNTY, TENN

My Commission Expires: 9-18-99

BOOK 10067 PG 792

Name and Address of Property Owner:

LINDA F. SCHOELZEL
1001 Mason Tucker Drive
apt. L-91
Smyrna, TN 37167

Property Address:

GREER ROAD
DAVIDSON COUNTY, TN

Person Responsible for Taxes:

SAME

Parcel #: MAP 17, PARCEL 321

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is **$37,000.00** which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Linda F. Schoelzel
Affiant

Sworn to and subscribed before me, a Notary Public, this **29th** day of **May, 1996.**

Ella W. Woodall
Notary Public

My Commission Expires: 9-18-99

ELLA W. WOODALL NOTARY PUBLIC COUNTY, TENN

RETURN TO:

STEWART & BLACK, ATTORNEYS
333 GALLATIN ROAD SOUTH
MADISON, TN 37115

7526 05/31 2:01 03CHECK 149.90

EXHIBIT "A"

A certain tract or parcel of land in the 10th Civil District of Davidson County, Tennessee, described as Tract 6 on a survey dated October 9, 1989, by Ray G. Cole, Registered Land Surveyor, No. 924 (Job Number 89-131), as follows:

TRACT 6: BEGINNING at an iron pin in the line of Tract 5, marking the Southwest corner of the property conveyed to Phyllis Lucille Newsom of record in Book 7713, page 676, Register's Office of Davidson County, Tennessee, said point also marking the Northerly line of the terminus of a private 50-foot right of way access easement, as hereinbelow described; thence, with the line of Newsom South 89 deg. 30 min. 47 sec. East 467.83 feet to an iron pin in the line of the property of Charles J. Dorminey of record in Book 7475, page 214, said Register's Office; thence with the line of Dorminey South 89 deg. 26 min. 39 sec. East 478.76 feet to an existing iron pin marking the Southwest corner of the property conveyed to Bill R. Moss by Deed of record in Book 6574, page 547 said Register's Office; thence, with the line of Moss South 89 deg. 29 min. 29 sec. East 92.70 feet to an existing iron pin; thence, South 88 deg. 50 min. 26 sec. east 292.63 feet to an existing iron pin marking the Southwesterly corner to the property conveyed to Betty Jo Price by deed of record in Book 6707, page 693, said Register's Office; thence, with the line of Price South 888 deg. 52 min. 51 sec. East and continuing with the line of William A. Brewer of record in Book 7641, page 118, said Register's Office, 940.22 feet to an existing iron pin; thence, South 12 deg. 5k5 min. 33 sec. West 231.50 feet to an existing iron pin in the line of the property conveyed to Roger D. Ferguson by Deed of record in Book 7500, page 14, said Register's Office; thence, with the line of Ferguson South 68 deg. 49 min. 12 sec. West 1,147.45 feet to an iron pin; thence, North 29 deg. 49 min. 13 sec. West 600.00 feet to an iron pin marking the Northeast corner of Tract 4; thence with the line of Tract 4 South 75 deg. 23 min. 31 sec. West 898.43 feet to an iron pin; thence North 02 deg. 39 min. 18 sec. East 380.37 feet to the point of beginning and containing 19.00 acres, more or less.

TOGETHER WITH all of the rights of Grantors in and to that non-exclusive, permanent, perpetual easement for ingress and egress, for the construction and maintenance of a roadway and for the construction, upkeep and maintenance of individual water lines, electric power lines, telephone service lines and other utilities, across Tract 5 of the subdivision of the Galbreath property, conveyed to Steven M. Minton and wife, Valerie E. Minton, their heirs, personal representatives or assigns, of record in Book 8008, page 272, said Register's Office, said easement being more specifically and particularly described as follows, to wit:

Beginning at an iron pin in the Easterly margin of Greer Road, said point being the most Westerly corner of the Greer property of record in Book 3804, page 742, Register's Office for Davidson County, Tennessee, thence, North 51 deg. 34 min. 28 sec. East, crossing a concrete monument and thence with the line of the property conveyed to Ruby C. Callis of record in Deed Book 7264, page 484, said Register's Office, 406.88 feet to an existing iron pipe; thence, North 06 deg. 02 min. 44 sec. East 345.07 feet to an iron pin; thence, North 42 deg. 44 min. 08 sec. East 140.00 feet to a point; thence, North 77 deg. 44 min. 08 sec. East 110.00 feet to a point; thence, South 84 deg. 51 min. 31 sec. East 217.13 feet to a point marking the Northwest corner of Tract 6, a corner to the property conveyed to Phyllis Lucille Newsom of record in Book 7713, page 676, said Register's Office; thence, with the Westerly line of Tract 6 South 02 deg. 39 min. 18 sec. West 50.05 feet to a point; thence, North 84 deg. 51 min. 31 sec. West 211.64 feet to a point; thence, South 77 deg. 44 min. 08 sec. West 86.58 feet to a point; thence, South 42 deg. 44 min. 08 sec. West 117.66 feet t6o a point; thence, South 06 deg. 02 min. 44 sec. West 349.48 feet to a point in the line of Tract 4; thence, with the line of Tract 4 South 51 deg. 34 min. 28 sec. West 424.04 feet to an iron pin in the Easterly margin of Greer Road; thence with said margin of said road in a Northwesterly direction on a curve having a delta angle of 08 deg. 51 min. 49 sec., a radius of 906.92 feet and a tangent of 70.29 feet for a distance of 50.11 feet to the point of beginning.

The said easement for ingress and egress will be jointly maintained by the Grantee, her successors and/or assigns, and Steven M. Minton and wife, Valerie E. Minton, their heirs, personal representatives or assigns.

Being the same property conveyed to GEORGE E. HARPER and CYNTHIA P. HARPER, HUSBAND AND WIFE, by Deed from EXECUTIVE SERVICE CENTERS, INC., of record in Book 9686, Page 520, Register's Office for DAVIDSON County, Tennessee. .ENDIF

EXHIBIT 'A'

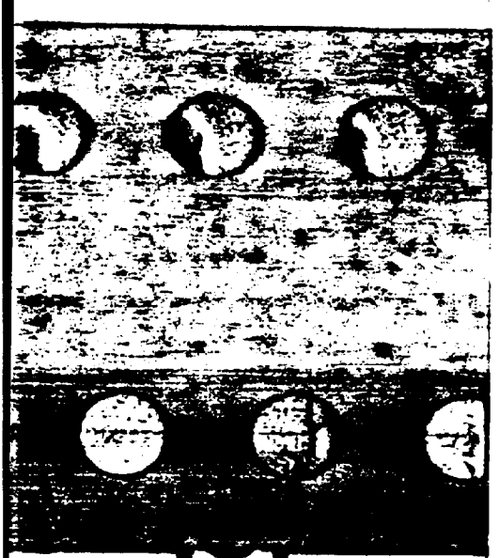
1. All real property taxes for the year 1996 and all subsequent years although the same are not yet due and payable (MAP 17, PARCEL 321, 194.25).

2. Unrecorded easements for roads and utilities, if any.

3. Restrictive Covenants recorded in Deed Book 9686, Page 520, Register's Office for DAVIDSON County, Tennessee.

4. Joint Right-of-way Easement of record in Book 9686, page 520, said Register's Office.





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

RECEIVED OF _____

FOR _____

BOOK 10067 PG 794

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 37000.00
				CON TX 136.90
				PRFEE 1.00
				MDEED 12.00
				TOTAL 149.90
				CHECK 149.90
			05/31/96 01	09:38 0001 7526

0187229 IDENTIF. # REFERENCE

96 MAY 31 AM 9:35

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1045423