WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON 10122 PG 844
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 44,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF July 19 96

Notary Public

MY COMMISSION EXPIRES: 1/25/2000
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires 1/25/2000

THIS INSTRUMENT WAS PREPARED BY
Lassiter, Tidwell & Hildebrand, P.O. Box 1369, Brentwood, TN 37024

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joseph A. Clay	Bill Turner	112-00-0 137.00
311 Brentwood Pointe (NAME)	(NAME)	
~~Heath Road~~ (ADDRESS)	(ADDRESS)	
Brentwood, TN 37027		
~~Nashville, TN 37221~~		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joseph A. Clay

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:

See Attached Exhibit "A" for Legal Description.

Being part of the same property conveyed to Patricia M. McMahon by deed from Frank G. Friedman, Trustee, and Siroos Yazdian of record in Book 9927, Page 535, Register's Office for Davidson County, TN.

Subject to restrictions of record in Book 5393, Page 898, Book 5379, pages 497, 501 and 509, Book 6425, page 811, Book 6424, page 773; Easement in Book 2297, page 637; rights of others in established Heath Road which borders the property on the southeast; non-exclusive easement 25 feet in width along the southeast property line.

0204202
IDENTIFICATION REFERENCE

96 JUL 16 PM 3:02
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

unimproved (X)
This is improved ( ) property, known as Heath Road, Nashville, TN 37221
(House Number) (Street) (P.O. Address) (City or Town) (Postal 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. 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 my hand this 12th day of July 19 96

Patricia M. McMahon

BOOK 10122 PG 845

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

the bargainor _____, with whom I am personally acquainted or proved to me on 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 Brentwood, Tennessee, this 12th day of July, 1996.

Commission expires 2-22-99

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

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

My commission expires _____

Notary Public

Exhibit "A"

Land in the 9th Civil District of Davidson County, TN, being Lot 10A as shown on the survey dated March 1, 1996, by Jimmy W. Springer, RLS, Tenn. No. 825, being the survey of the Re-subdivision of Lot 10 of the J. Don Heath Property.

Beginning at a point in the center of a fifty foot ingress/egress and utility easement, said point being the southernmost corner of the original Lot 10 and the easternmost corner of Lot 9 of J. Don Heath Property Subdivision; thence leaving said easement N 35 degrees 28' 09" W a distance of 571.49 feet to a metal post; thence N 50 degrees 28' 04" E a distance of 370.00 feet to a new iron pin; thence with a new line severing the original Lot 10 S 39 degrees 31' 56" E a distance of 547.91 feet to a point in the ingress/egress and utility easement; thence along a curve to the southwest, Delta = 22 degrees 43' 24", Radius 405.01 feet, Tangent 81.38 feet, Length 160.63 feet along a chord of S 40 degrees 11' 04" W 159.57 feet to a point; thence S 51 degrees 32' 48" W 193.57 feet to a point; thence along a curve, Delta = 03 degrees 00' 04", Radius 1145.69 feet, Tangent 30.01 feet, Length 60.01 feet, along a chord of S 53 degrees 02' 51" W 60.01 feet to the point of beginning, containing 5.120 acres, more or less.

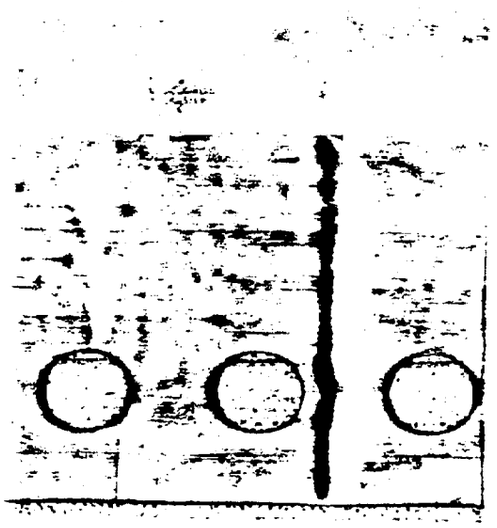
Together with a non-exclusive joint ownership of the 50 foot access road described in the deed of record in Book 5393, page 898, said Register's Office, and together with a non-exclusive easement by necessity along the established Heath Road.

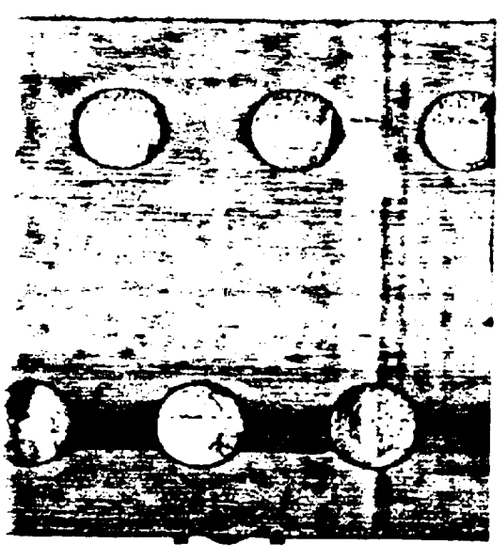
5912 07/16 0101 03CHECK 175.80

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE





RECEIVED OF _____

FOR _____

BOOK 10122 PG 847

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 44000.00
				CON TX 162.80
				PRFEE 1.00
				MDEED 12.00
				TOTAL 175.80
				CHECK 175.80
			07/16/96 01	15:08 0001 5912

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0204202
IDENTIFICATION REFERENCE

96 JUL 16 PM 3:02
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1063579