BOOK 10149 PG 877

FILE BOX 45

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 100,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF August, 19 96

Notary Public

MY COMMISSION EXPIRES: May 24, 1997
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry Powell Builders, Inc. (NAME)	New Owner (NAME)	MAP 75
764 Tulip Grove Road (ADDRESS)	(ADDRESS)	PARCELS 64 & 71
Hermitage, TN 37076 (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, Charles W. Meador and wife, Cecilia D. Meador

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Larry Powell Builders, Inc.

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:

Land in the 4th Civil District of Davidson County, Tennessee, lying at the N.W. corner of Tulip Grove Road and Chandler Road, and described according to a survey thereof made by Robert H. Meade, dated August 22, 1970, as follows:

Beginning at a point in the intersection of the center line of Tulip Grove Road and Chandler Road (the abandoned NC and St. L right-of-way) and thence on a slight curve southwesterly with the center line of Chandler Road 402.5 feet to a point; thence North 13 deg. 45' East 467.9 feet to the center of Stoner Creek; thence upstream North 55 deg. 12' East 243.6 feet to a point; thence North 26 deg. 17' East 268.8 ft. to a point in the center line of Tulip Grove Road; thence with the center line of said road as follows: South 8 deg. 55' east 85 feet; thence around a slight curve 263.7 feet; thence around another slight curve 95.9 feet; thence South 1 deg. 09' East 170.0 feet; thence South 8 deg. 02' West 113.5 feet to the beginning more or less.

BEING the same property conveyed to Charles W. Meador and wife, Cecilia D. Meador by deed from Arinva Cross Miller House and husband, George Pearson House, of record in Book 7990, Page 543, Register's Office for said County.

unimproved ( )
This is improved (X) property, known as 764 Tulip Grove Road, Hermitage, TN 37076
(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 our hand s this 1st day of August, 19 96

Charles W. Meador

Cecilia D. Meador

BOOK 10149 PG 878

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Charles W. Meador and wife, Cecilia D. Meador

the bargainor S 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 and official seal at Nashville, Tennessee, this 1st day of August, 1996.

Commission expires May 24, 1997

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_____.

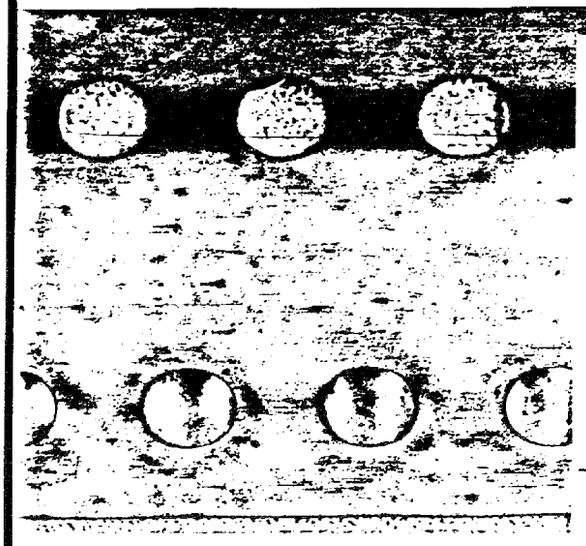
My commission expires _____

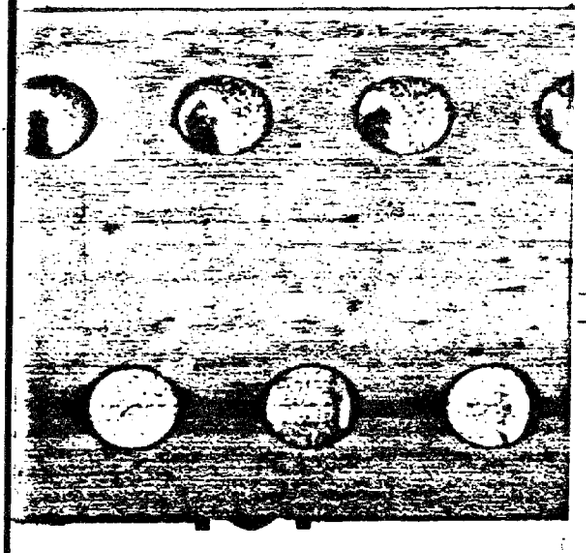
Notary Public

0212325
IDENTIF. & REFERENCE

96 AUG -7 PM 3:00
REGISTER
DAVIDSON COUNTY, TN.

4618 08/07 0101 03CHECK 379.00





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

RECEIVED OF _____

FOR _____

BOOK 10149 PG 879

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
				100000.00
				CON TX 370.00
				PRFEE 1.00
				WDEED 8.00
				TOTAL 379.00
				CHECK 379.00
08/07/96		01		15:05 0001 4618

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0212325
IDENTIF. # REFERENCE

96 AUG -7 PM 3:

DAVIDSON COUNTY

No. 1017225