14-A

WARRANTY DEED

LILLIAN K. BAGLES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

STATE OF TENNESSEE BOOK 10169 PG 755
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 62,000.00
Heloise G Sharp by Mary Ann Tackett, Attn in Fact
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF August 19 96

Lillian K Bagles
Notary Public

MY COMMISSION EXPIRES: 11-28-98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JOHN T. COOK, P.C., 2927 BERRY HILL DRIVE, NASHVILLE, TN 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CHARLES W. YOUNG, JR. (NAME)	NORWEST MORTGAGE, INC. (NAME)	MAP-PARCEL NO.
4264 CENTRAL PIKE (ADDRESS)	215 CENTERVIEW DRIVE STE 111 (ADDRESS)	087-00-0 097.00
HERMITAGE, TN 37076 (CITY) (STATE) (ZIP)	BRENTWOOD, TN 37027 (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, HELOISE J. SHARP and husband, FRANK G. SHARP

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CHARLES W. YOUNG, JR. AND WIFE, JENNIFER SHAWN YOUNG

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 Davidson County, Tennessee being part of Lot Nos. 3 and 4 in the parition of the Lands of Abner Cowgill, deceased, as of record in the Minute Book "Q" Page 301, Circuit Court for Davidson County, Tennessee, described according to a survey made by George W. Watkins, Surveyor, July 15, 1960. as follows:

Beginning at an iron pin in the southerly margin of Central Pike being the northerly corner of a tract marked .51 acres on said survey, South 2 degrees 15 minutes West 224.8 feet to an iron pin; thence, South 88 degrees 30 minutes East 100 feet to an iron pin; thence, North 2 degrees 15 minutes, East 225.0 feet to an iron pin in the southerly margin of Central Pike; thence, North 88 degrees 30 minutes West 36 feet to a point in the southerly margin of Central Pike; thence, North 87 degrees 45 minutes West 64 feet to the point of beginning.

BEING the same property conveyed to James J. Conlan and wife, Ella A. Conlan, by Deed from Richard T. Heughan, of record in Book 9629, Page 730, Register's Office for Davidson County, Tennessee and being further conveyed by James J. Conlan and wife, Ella A. Conlan by Quitclaim Deed to Heloise J. Sharp of record in Book 10070, Page 202, Register's Office for Davidson County, Tennessee.

CONTINUED

unimproved ( )
This is improved (X) property, known as 4264 CENTRAL PIKE, 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 my hand this 23rd day of August 19 96

HELOISE J. SHARP
By: Heloise J. Sharp
MARY ANN TACKETT, ATTORNEY-IN-FACT
Mary Ann Tackett, atty in fact

FRANK G. SHARP
By: Frank G. Sharp
MARY ANN TACKETT, ATTORNEY-IN-FACT
Mary Ann Tackett, atty in fact

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 HELOISE J. SHARP

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 NASHVILLE, Tennessee, this 23rd day of August 19 96.

Commission expires _____

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 23rd day of August, 1996, before me personally appeared MARY ANN TACKETT to me known to be the person who executed the foregoing instrument in behalf of HELOISE J. SHARP AND HUSBAND, FRANK G. SHARP and acknowledged that SHE executed the same as the free act and deed of said HELOISE J. SHARP AND FRANK G. SHARP.

Witness my hand and official seal at Nashville, Tennessee.

Lillian K. Boyles
Notary Public

LILLIAN K. BOYLES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My Commission expires: 11-28-98

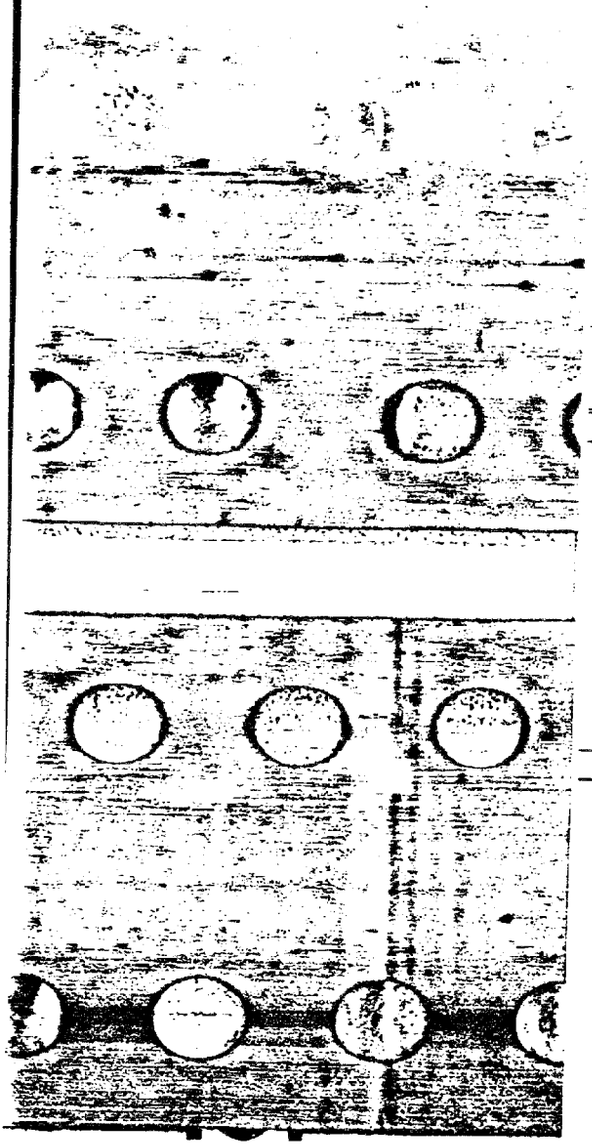
LEGAL DESCRIPTION CONTINUATION

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

02188857
IDENTIF. ↑ REFERENCE

96 AUG 28 AM 9:22
REGISTER
DAVIDSON COUNTY, TN.

1629 08/28 0101 03CHECK 238.40



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

RECEIVED OF _____

FOR _____

BOOK 10169 PG 757

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 62000.00
				CON TX 229.40
				PRFEE 1.00
				WDEED 8.00
				TOTAL 238.40
				CHECK 238.40
			08/28/96 01	09:25 0001 1629

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02218857
IDENTIF. ↑ REFERENCE

96 AUG 28 AM 9:22

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 1024165