48

WARRANTY DEED

BOOK 10334 PG 451

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 199,500.00

+ [signature]
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
29th DAY OF January 19 97

[signature]
Notary Public

NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENN.

MY COMMISSION EXPIRES: October 28 1998
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Lassiter, Tidwell & Hildebrand, 428 Wilson Pike Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Hurley-Y, L.P., a Tennessee (NAME)	New Owner (NAME)	PART OF 172-208.0
3908 October Woods Drive (ADDRESS)	(ADDRESS)	
Antioch, TN 37013 (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, Marsha E. Puckett and Tina Beatty and Robbie Jo Smithson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Hurley-Y, L.P., a Tennessee limited partnership

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:

Being a 12.999 more or less acre tract of land lying in the 31st Councilmanic District of Davidson County, Tennessee, and being a portion of the property conveyed to Marsha Puckett, Tina Beatty, and Robbie Jo Smithson as evidenced by instrument of record in Book 8937, Page 352, Register's Office Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a point on the southerly margin of Mt. Pisgah Road, said point being the most northeasterly of Lot 14 on the plan of Mt. Pisgah Heights, Section Two, as of record in Book 6200, Page 492, Register's Office for Davidson County, Tennessee; Thence with said margin of Mt. Pisgah Road, and with a curve to the left through a central angle of 14 Degrees 00 Minutes 34 Seconds, a radius of 385.00 feet, an arc distance of 94.14 feet, a chord bearing of North 84 Degrees 54 Minutes 31 Seconds East, a chord distance of 93.80 feet to a point; thence with the common line of the herein-described tract and the John I. Rucker Property of record in Book 6665, Page 24, Register's Office for said County, Tennessee, the following calls: Around a curve to the left through a central angle of 83 Degrees 10 Minutes 40 Seconds, a radius of 25.00 feet, an arc distance of 36.29 feet, a chord bearing of South 36 Degrees 18 Minutes 53 Seconds West, a chord distance of 33.19 feet to a point; thence South 05 Degrees 16 Minutes 27 Seconds East a distance of 228. 40 feet to a point; thence South 85 Degrees 22 Minutes 25 Seconds East a distance of 394.42 feet to a point; thence with the westerly line of the property conveyed to Hurley-Y, L.P. as evidenced by instrument of record in Book 10186, Page 919, Register's Office for Davidson County, Tennessee, (said line being the westerly line of the Bradford 2000 P.U.D. Boundary plat of record in Plat Book 7900, Page 793, Register's Office for Davidson County, Tennessee), the following calls: South 03 Degrees 48 Minutes 31 Seconds West

CONTINUED

unimproved (X)
This is improved ( ) property, known as 12.999 acres, more or less, Nashville, TN
(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 29th day of January 19 97

+ Marsha E Puckett
Marsha E Puckett

+ Robbie Jo Smithson
Robbie Jo Smithson

+ Tina A. Beatty
Tina Beatty

BOOK 10334 PG 452

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 Marsha E. Puckett and Tina Beatty and Robbie Jo Smithson

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 Brentwood, Tennessee, this 29th day of January

Commission expires October 26, 1998

MICHAEL T. BATES NOTARY PUBLIC AT LARGE WILLIAMSON CO., 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

IDENTIF. A REFERENCE

97 JAN 31 AM 9:37
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

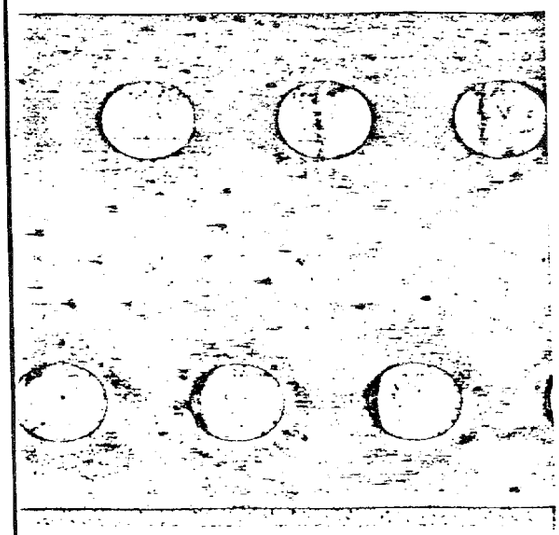
9625 01/31 0101 03CHECK

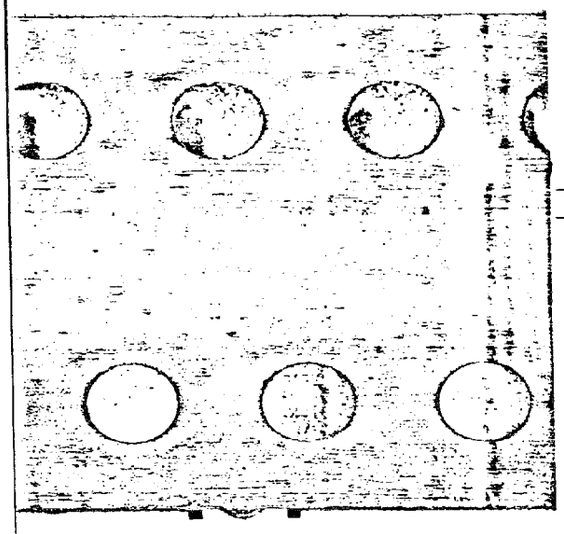
542.06

LEGAL DESCRIPTION CONTINUATION

a distance of 550.00 feet to a point; thence South 15 Degrees 17 Minutes 49 Seconds East a distance of 110.00 feet to a point; thence South 06 Degrees 01 Minutes 47 Seconds West a distance of 150.00 feet to a point; thence South 06 Degrees 57 Minutes 01 Seconds East a distance of 285.55 feet to a point; thence with the northerly line of the Terry M. Anderson et ux property of record in Book 5472, Page 869, Register's Office for Davidson County, Tennessee, South 87 Degrees 47 Minutes 27 Seconds West a distance of 141.29 feet to a point in the easterly line of Lot 7 on the Plan of Holt Hills Subdivision, of record in Plat Book 5050, Page 77, Register's Office for Davidson County, Tennessee; thence with the easterly line of said Lot 7, North 03 degrees 41 Minutes 41 Seconds West a distance of 69.77 feet to a point; thence with the northerly line of said Lot 7, South 87 Degrees 08 Minutes 29 Seconds West a distance of 172.00 feet to a point; thence with the easterly line of the Buford Deford et ux Property of record in Book 6357, Page 860, Register's Office for Davidson County, Tennessee, North 21 Degrees 46 Minutes 22 Seconds West a distance of 363.25 feet to a point; thence North 36 degrees 42 Minutes 19 Seconds West a distance of 168.28 feet to a point; thence with the common line of the herein-described tract and the plan of Mt. Pisgah Heights, of record in Book 5210, Page 302, Register's Office for Davidson County, Tennessee, the following calls: North 16 Degrees 42 Minutes 53 Seconds West a distance of 240.92 feet to a point; thence North 12 Degrees 04 Minutes 58 Seconds West a distance of 200.00 feet to a point; thence North 14 Degrees 39 Minutes 23 Seconds West a distance of 184.67 feet to a point, said point being the most southwesterly corner of the afore-mentioned Lot 7, Mt. Pisgah Heights, Section Two; thence with the commom line of the herein-described tract and said Lot 14, the following calls: North 84 Degrees 43 Minutes 33 Seconds East a distance of 124.80 feet to a point; thence North 66 Degrees 40 Minutes 37 Seconds East a distance of 135.58 feet to a point; thence North 05 Degrees 16 Minutes 27 Seconds West a distance of 145.12 feet to a point; thence around a curve to the left through a central angle of 82 Degrees 48 Minutes 45 Seconds, a radius of 25.00 feet, an arc distance of 36.13 feet, a chord bearing of North 46 Degrees 40 Minutes 49 Seconds West, a chord distance of 33.07 feet to the point of beginning, containing 566,243 square feet or 12.999 acres, more or less.

Being part of the same property conveyed to Richard C. Argo and wife, Martha Argo from Holt Hills Development Company, Inc. by Quitclaim Deed of record in Book 5869, Page 932, Regsiter's Office for said County, TN. Martha Argo (also known as Martha Alice Argo) having died and Richard C. Argo having disclaimed his survivorship interest in the property by disclaimer of record in Book 8495, Page 75, said Register's Office. In Affidavit of Inheritance of record in Book 8937, Page 348, said Register's Office pursuant to the will of Martha Argo (also known as Martha Alice Argo) of record in Will Book 175, Page 213, Probate Court Clerk's Office for Davidson County, TN, subject property was vested in Tina Argo Beatty and Marsha E. Puckett, Co-Trustees of the Argo Family Trust. Subject property was conveyed to Marsha E. Puckett, Tina Beatty and Robbie Jo Smithson by deed from Marsha E. Puckett and Tina Beatty, Co-Trustees under the Will of Martha Alice Argo of record in Book 8937, Page 352, Register's Office for Davidson County, TN.





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

RECEIVED OF _____

FOR _____

BOOK 10334 PG 454

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 142989.00
				CON TX 529.06
				PRFEE 1.00
				WDEED 12.00
				TOTAL 542.06
				CHECK 542.06
01/31/97	01			09:37 0001 9625

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0268619
IDENTIF. A REFERENCE

97 JAN 31 AM 9:37
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1112084