BOOK 10401 PG 750

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

SUBSCRIBED AND SWORN TO BEFORE ME,
THIS THE 25TH DAY OF MARCH, 1997.

Denise Baker
Notary Public

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $4,664.00.
G71685

Bobby P. Davis
Affiant

My Commission Expires:

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

WARRANTY DEED

THIS INSTRUMENT PREPARED BY:
Madison Title Company
101 Shepherd Hills Drive
Madison, Tennessee 37115

ADDRESS NEW OWNER(S):	SEND TAX BILLS TO:	MAP & PARCEL NOS.
Charles E. Rhoten P. O. Box 1368 Madison, TN 37116	SAME	P/O 53-15/2.00

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, **James E. Alred and wife, Mary Helen Alred** (the "Grantors") have this day bargained and sold, and do hereby transfer and convey unto the said **Charles E. Rhoten**, (the "Grantee"), his successors and assigns, certain real estate located in Davidson County, Tennessee, described as follows, to-wit:

See Exhibit "A" attached herewith and made a part of.

Mary Helen Alred, spouse of James E. Alred, conveys any interest, marital or otherwise, she may have in said property.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees, his successors, heirs and assigns forever, we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and the same is unencumbered, except as stated herein.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, his successors, heirs and assigns, against the lawful claims of all persons.

Whenever used, the singular 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 the 25th day of March, 1997. BOOK 10401 PG 751

James E. Alred
JAMES E. ALRED

Mary Helen Alred
MARY HELEN ALRED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County, and State, James E. Alred and wife, Mary Helen Alred, the within named bargainor, with whom I am personally acquainted and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this the 25th day of March, 1997.

Denise Baker
NOTARY PUBLIC

My Commission Expires: My Commission Expires 1/11/99 [illegible]

NOTARY PUBLIC AT LARGE COUNTY, TN

4456 04/02 0101 03CHECK 34.26

r.l. montoya-LAND SURVYEYING, INC.
P.O. BOX 471 GOODLETTSVILLE, TENNESSEE 37070-0471
PHONE:(615)-851-1969 *FAX:(615)-851-7355*

ROCKY L. MONTOYA-LAND SURVEYOR-OWNER

A TRACT OF LAND SITUATED IN THE 2nd CIVIL DISTRICT , 11th COUNCILMANIC DISTRICT OF DAVIDSON COUNTY TENNESSEE ACCORDING TO A SURVEY MADE BY R.L. MONTOYA-LAND SURVEYING, INC. DATED MARCH 18th, 1997 IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A IRON ROD BEING THE SOUTHEAST CORNER OF THE JOHN MARK McCLUNG PROPERTY AS EVIDENCED IN DEED BOOK 8894, PAGE 61; R.O.D.C., TN. AND THE SOUTH WEST CORNER FOR THIS TRACT; THENCE NORTH 89 DEGREES 29 MINUTES 19 SECONDS WEST 25.03 FEET TO A IRON ROD; THENCE, NORTH 39 DEGREES 42 MINUTES 38 SECONDS EAST 236.85 FEET TO A IRON ROD; THENCE, NORTH 88 DEGREES 11 MINUTES 24 SECONDS WEST 125.81 FEET TO A IRON ROD; THENCE, NORTH 47 DEGREES 33 MINUTES 07 SECONDS WEST 132.15 FEET TO A IRON ROD IN THE COMMON LINE OF AFOREMENTIONED MCCLUNG PROPERTY; THENCE WITH SAID COMMON LINE SOUTH 09 DEGREES 40 MINUTES 17 SECONDS EAST 279.11 FEET TO THE POINT-OF-BEGINNING CONTAINING 25,413 S.F.,OR 0.583 ACRES MORE OR LESS.

Tennessee Number 697

Being part of/ the same property conveyed to Milton Hayes Alred and James Edward Alred, by deed from Altha Mai Alred, a widow who retained a life estate, said deed recorded in Book 6266 at page 299, Register's Office for Davidson county, Tennessee.

The said Milton Hayes Alred having predeceased Altha Mai Alred, and leaving James Edward Alred as his sole heir. The said Altha Mai Alred having since died.

RECORDER'S MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN
THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

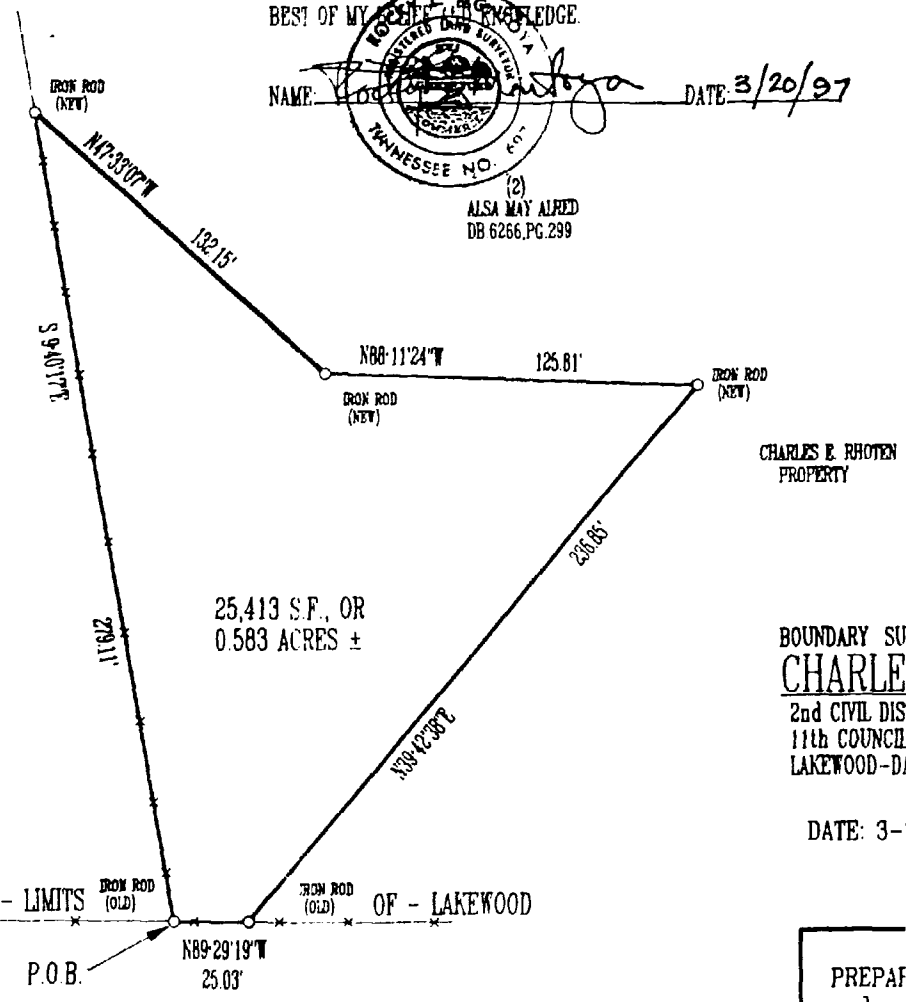
02899936
IDENTIF. & REFERENCE
97 APR -2 PM 1:26
FELIX Z. BRASCHER REGISTER
DAVIDSON COUNTY, TN.

SURVEYOR'S CERTIFICATE:

I HEREBY CERTIFY THAT THIS REPRESENTS A CATEGORY 1 URBAN LAND SURVEY AND HAS A RATIO OF PRECISION OF AT LEAST 1:10,000 AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

NAME: _____ DATE: 3/20/97

ROBERT L. MONTOYA — REGISTERED LAND SURVEYOR — TENNESSEE NO. 607





LOCATION-MAP
N.T.S.

BOOK 10402 PG 753

BOUNDARY SURVEY FOR:
CHARLES E. RHOTEN
2nd CIVIL DISTRICT
11th COUNCILMANIC DISTRICT
LAKEWOOD-DAVIDSON CO., TENN

DATE: 3-20-97

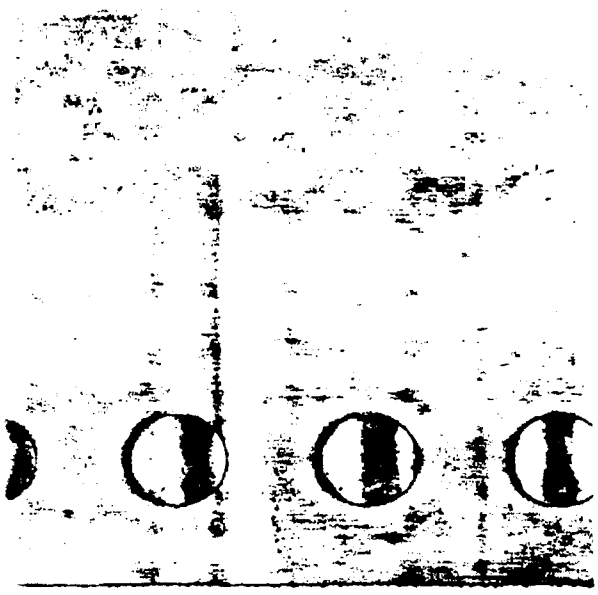
SCALE: 1"=40'

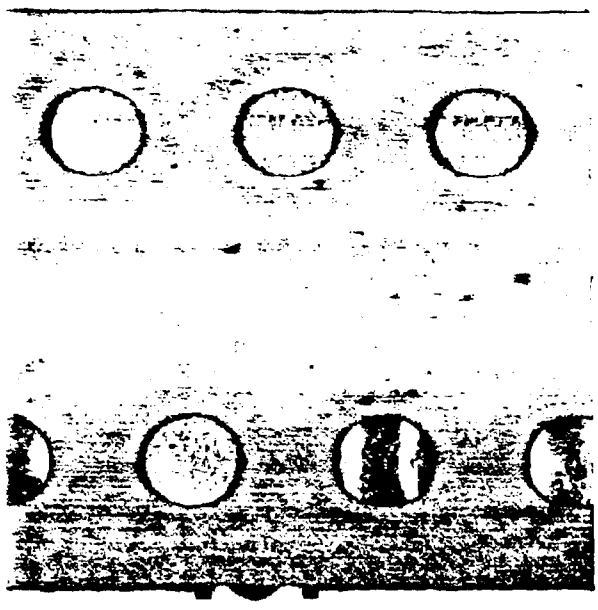
0' 40' 80' 120'

PREPARED BY:
r.l. montoya-LAND SURVEYING,INC.
412 BASS STREET
GOODLETTSVILLE,TENNESSEE 37072
PHONE (615)-851-1969
FAX:(615)-851-7355

JOB NO. 97-03-23

RECORDERS MICRO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED





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

RECEIVED OF _____

FOR _____

BOOK 10401 PG 754

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	4664.00
CON TX	17.26
PRFEE	1.00
WDEED	16.00
TOTAL	34.26
CHECK	34.26

04/02/97 01 13:30 0001 4456

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0289936
IDENTIF. REFERENCE

97 APR -2 PM 1:26
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1134715