Box 52

BOOK 10458 PG 117

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 277,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 13th DAY OF May 19 97

Notary Public

MY COMMISSION EXPIRES: 12/4/99
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lehman Land Title, Inc., 5211 Maryland Way, Suite 1060, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas H. Yeargan (NAME)	Thomas H. Yeargan (NAME)	130-9-66
407 Page Road (ADDRESS)	210 Eventide Drive (ADDRESS)	
Nashville, Tennessee 37205 (CITY) (STATE) (ZIP)	Murfreesboro, TN 37130 (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, Bernice Esstman, Trustee under Revocable Trust Agreement dated November 7, 1996

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas H. Yeargan and Anthony W. Schumann

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 Lot No. 6 on the northwesterly part of Lot No. 5 on the Map of a Resubdivision of Lots 3, 4 and 5 of the Bransford Realty Company's Forrest Park Subdivision of part of Belle Meade, as of record in Book 421, page 64, said Resubdivision being unrecorded and described partly according to a survey made March 25, 1941, by S. R. Sanford, Jr. Civil Engineer, as follows:

Beginning at a point in the southwesterly margin of a 25-foot strip reserved for roadway, 35 feet northwesterly from a spike set in the center line of Page Road, being the northeast corner of the property conveyed to Wakefield, by deed of record in Book 1195, page 547, thence along the margin of said reserved strip, northwesterly 215 feet to an iron pin in the northwesterly corner of Lot No. 6 of said Bransford Realty Company's Forrest Park Subdivision; thence southwesterly along the line between Lots 6 of said Bransford Realty Company's Subdivision and Lot 6 of said Resubdivision 175 feet to a point; thence southeasterly 123.26 feet to the common corner of Lots 4 and 5 of said Resubdivision, being the northerly rear corner of said Wakefield property above mentioned; thence along Wakefield's line, northeasterly 325 feet, more or less, to the beginning.

Being the same property conveyed to Bernice Esstman, Trustee under Revocable Trust Agreement dated November 7, 1996 by Quitclaim Deed from Bernice Esstman

CONTINUED

This is unimproved ( ) improved (X) property, known as 407 Page Road, Nashville, Tennessee 37205 (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 13th day of May 19 97

Bernice Esstman, Trustee

Bernice Esstman, Trustee

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 Bernice Esstman, Trustee under Revocable Trust Agreement dated November 7, 1996

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 13th day of May, 19 97.

Commission expires 12/16/99

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

LEGAL DESCRIPTION CONTINUATION

OF RECORD in Book 10312, page 659, Register's Office for Davidson County, Tennessee.

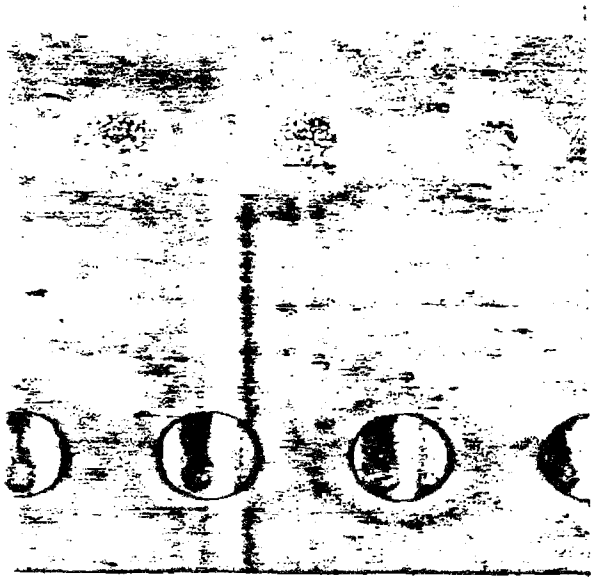
THIS Conveyance is subject to: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All Applicable governmental and zoning regulations.

0306145
IDENTIFICATION REFERENCE

97 MAY 19 PM 12:33
DAVIDSON COUNTY, TN

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

2367 05/19 0101 CHECK 1033.90



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

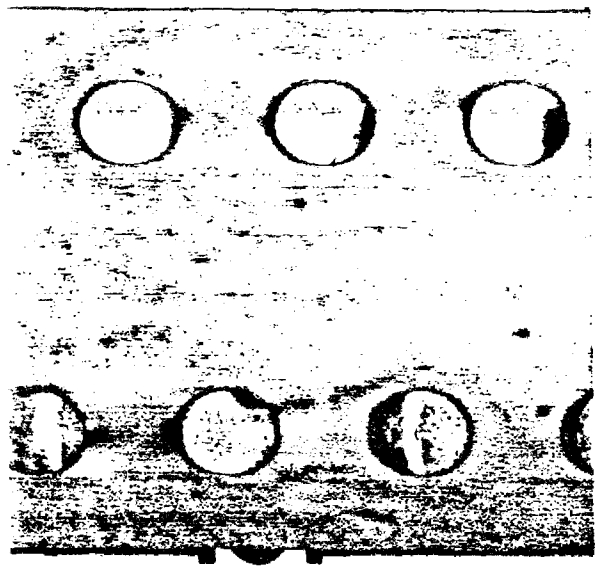
RECEIVED OF _____

FOR _____

BOOK 10458 PG 119

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	277000.00
CON TX	1024.90
PRFEE	1.00
WDEED	8.00
TOTAL	1033.90
CHECK	1033.90

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 2367

03061145

IDENTIF. ↑ REFERENCE

97 MAY 19 PM 12:33

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1153274