BOOK 10517 PG 916

Box 33-B

GENERAL WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Map and Parcel No.:
B.L. Bennett & Associates, Inc. 6323 Canterbury Close Brentwood, TN 37027	Same	Map: 146-6 Parcel: 1

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Joanne G. Bailey** (the "Grantor") **and husband, F. Clay Bailey, Jr.**, have bargained and sold, and by these presents do hereby transfer and convey unto **B.L. Bennett & Associates, Inc.,** a Tennessee corporation (the"Grantee") its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

See Exhibit A attached hereto.

This conveyance is subject to the following:

1. 1977 taxes which have been prorated and are assumed by the Grantee.

2. Matters shown on the Plan of record in Book 974, page 77, Register's Office for Davidson County, Tennessee.

3. Lease and Service Agreement by and between Les Moore, AAA Alarms, and F. Clay Bailey, of record in Book 5886, page 831, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and assigns forever.

And the Grantor does covenant with the said Grantee that she is lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except as set forth above.

And the Grantor does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the land to the said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the undersigned Grantor has executed this General Warranty Deed as of June 30, 1997.

Joanne G. Bailey

F. Clay Bailey, Jr.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared **Joanne G. Bailey**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office on this the 30th day of June, 1997.

NOTARY PUBLIC

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: My Commission Expires NOV. 25, 2000

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared **F. Clay Bailey, Jr.**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office, on this the 30th day of June, 1997.

NOTARY PUBLIC

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires:

My Commission Expires NOV. 25, 2000

BOOK 10517 PG 918

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 1,500,000.00 .

Affiant

Subscribed and sworn to before me this 30th day of June, 1997.

Notary Public

KIM L. WILSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My commission expires: _____

My Commission Expires NOV. 25, 2000

This instrument prepared by
Thomas C. Scott
TUNE, ENTREKIN & WHITE
21st Floor, First American Center
Nashville, Tennessee 37238-0091

gen\bailey.gwd

0322960

IDENTIFICATION REFERENCE

97 JUL -3 PM 1:57

FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN

0801 07/03 0101 03CHECK 5567.00

Exhibit "A"

BOOK 10517 PG 919

Land in Davidson County, Tennessee, described as follows:

Being Lots Nos. 1 and 2 of Block "C" on the Map of Bridle Path Estates, as of record in Book 974, page 77, Register's Office for said County and described as follows:

Beginning at a point in the southerly margin of Tyne Boulevard at the northeast corner of Lot No. 1, in the westerly margin of Kirkman Lane; thence with the margin of Tyne Boulevard, north 88° 42' west 235 feet to a point, and continuing in the same direction, with the margin of said Boulevard, 84.8 feet to a point in margin of Overton Lea Road; thence with the margin of said Road, as follows: South 40° 25' west 141.4 feet, south 4° 12' west 293 feet, and continuing with the margin of said road, southerly 101.4 feet to a point, and continuing with the same, southerly 31.7 feet to the common corner of Lots 1 and 2; thence, continuing with the margin of said Road, south 7° 18' west 291.2 feet to the beginning of a curve; thence along said curve, southwesterly, with the margin of said Road, 115.3 feet to a point; thence leaving said Road, south 7° 03' east 159.7 feet to a point; thence south 77° 48' east 399.2 feet to a point in the westerly margin of Kirkman Lane; thence with the margin of said Lane, north 6° 12' east, passing the corner of lots 1 and 2 at 531.5 feet, a total distance of 1167.3 feet to the beginning, containing 10.11 acres, more or less.

Being the same property conveyed to E. B. Stahlman, Jr. and wife, Louise Kerrigan Stahlman, by deed from Mrs. Erminie E. Matthews, a widow, of record in Book 1906, page 421, Register's Office for Davidson County, Tennessee, the said Louise Kerrigan Stahlman having since died and Joanne G. Bailey and Dorothy K. Geny having been devised a one-half interest each under the Will of Louise Kerrigan Stahlman, deceased, of record in Will Book 115, page 667, Probate Court for Davidson County, Tennessee, (the said E. B. Stahlman, Jr. having predeceased Louise Kerrigan Stahlman); and being the same property conveyed to Joanne G. Bailey as to a one-half undivided interest, by deed from Dorothy K. Geny, of record in Book 5102, page 85, said Register's Office.

The Grantors also hereby quitclaim and convey all their right, title and interest in and to the abandoned right-of-way of Kirkman which is adjacent to the easterly boundary of the above property.

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

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

BOOK 10517 PG 920

RECEIVED OF _____

FOR _____

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
1500000.00
CON TX 5550.00
PRFEE 1.00
WDEED 16.00
TOTAL 5567.00
CHECK 5567.00

07/03/97 01 13:58 0001 0801

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0322960
IDENTIFICATION REFERENCE

97 JUL -3 PM 1:57
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No.1170572