BOOK 10561 PG 948

WARRANTY DEED

PREPARED BY:

C. Patterson Cron
Lincoln & Cron
Attorney at Law
175 East Main Street
Hendersonville, TN 37075
822-0030

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $20,000.00.

Don Beshears
Affiant

Sworn to and subscribed before me on this the 1st day of August, 1997.

Charles P. Cron
NOTARY PUBLIC
My Commission Expires: 3-27-99

ADDRESS NEW OWNER:
Don Beshears and wife,
Norma J. Beshears
201 Chapmansboro Road
Ashland City, Tennessee 37138

SEND TAX BILLS TO:
Same as New Owner

Map/Parcel: 45-5

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named GRANTEES and other good and valuable consideration the receipt of which is hereby acknowledged, WE, MARY BUTTREY and husband TRENT BUTTREY, hereinafter called the GRANTORS, have bargained and sold and by these presents, do transfer and convey unto DON BESHEARS and wife, NORMA J. BESHEARS, hereinafter called GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

A tract or land in the 13th, formerly 25th Civil District of Davidson County, Tennessee, described as follows:

Beginning at two hickories, the said Thos. R. Frensley's southwest corner, and runs thence north 2-1/2 degrees east 66 poles to an oak on top of a high bluff; thence north 31 degrees east with a narrow ridge 31 poles to a white walnut bush in the line of a fence and opposite the mouth of a small hollow; thence north 46-1/2 degrees east 17-1/2 poles to a sycamore on the bank of Archy Branch at the mouth of Archy hollow; thence up Archy hollow south 74-1/2 degrees east 33-1/2 poles to a stake in Newton's west boundary line; thence with his line south 2-1/2 degrees west 97 poles to a stone with pointers, Newton's southwest corner; thence north 88 degrees west 60 poles to the beginning, containing 35-3/4 acres, and being the southwest portion of a tract of land conveyed to Thos. R. Frensley by deed from W. D. Frensley recorded in Book 118, page 345, said Register's Office; Also a road 16 feet wide along Archy Branch from the within described land to the public road which extends along the valley of Little Marrowbone Creek.

Being the same property conveyed to Sam B. Walker, III and wife, Beverly Joan Walker by quitclaim deed from Sharon L. Andrews, Trustee, for the sole purpose of creating tenancy by the entirety, of record in Book 5453, page 663, Register's Office for Davidson County, Tennessee. The said Sam B. Walker, III has since died leaving Beverly Joan Walker as sole surviving tenant by the entirety. Also being the same property conveyed to Mary Buttrey and husband, Trent Buttrey, by quitclaim deed from Beverly Joan Walker, of record in Book _____, page _____, Register's Office for Davidson County, Tennessee.

This is unimproved property known as a 35-3/4 acre tract on Whitlow Mountain Road, a private Road off Little Marrowbone Road, Ashland City, Tennessee 37015.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, 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, except as follows:

1) 1997 Davidson County taxes have been prorated and will be paid by the Grantees when due.

THE FOREGOING PROPERTY DESCRIPTION IS THE SAME AS THAT FOUND IN THE MOST RECENT PRIOR DEED OF RECORD.

THIS conveyance is subject to all restrictions and easements of record and all existing roads and rights of way.

WITNESS, my hand, this 1st day of August, 1997.

MARY BUTTREY

TRENT BUTTREY

STATE OF TENNESSEE

COUNTY OF SUMNER

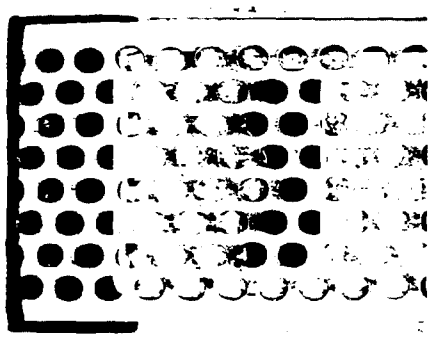
BEFORE me, undersigned, a Notary Public in and for the County and State aforesaid, personally appeared the within named, Mary Buttrey and husband, Trent Buttrey, the bargainors with whom I am personally acquainted or proved to me on the basis of sufficient information, and who acknowledged the execution of the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Hendersonville, Tennessee, this the 1st day of August, 1997.

NOTARY PUBLIC

My Commission Expires: March 27, 1999

033514 25
IDENTIFICATION REFERENCE
97 AUG -7 PM 2:45
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.
4545 08/07 0101 03CHECK 83.00



OFFICIAL RECEIPT

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

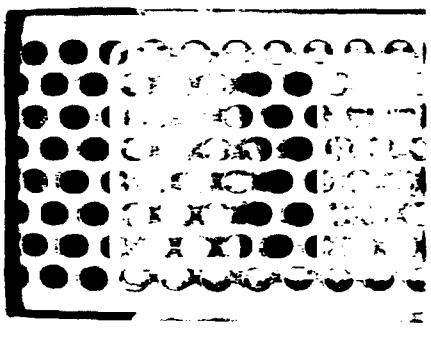
RECEIVED OF _____ BOOK 10561 PG 950

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 20000.00
CON TX 74.00
PRFEE 1.00
WDEED 8.00
TOTAL 83.00
CHECK 83.00
08/07/97 01 14:4[illegible] 0001 4545

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



03545 25
IDENTIF. # REFERENCE

97 AUG -7 PM 2:45
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1184138