BOOK 10673 PG 570

This Instrument Prepared By:
DANCE, DANCE & LANE
Attorneys at Law
3200 West End Avenue, Suite 101
Nashville, TN 37203

Send Tax Bills To:
JULIA M. HOGAN

Map-Parcel Numbers
105-15-21

New Owner Is:
Julia M. Hogan
1284 Old Hillsboro Road
Franklin, Tennessee 37064

PICK-UP

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN.
97 NOV -5 PM 2:55

IDENTIF. & REFERENCE
0366783

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $200,000.00.

AFFIANT

Subscribed and sworn to before me this 5th day of November, 1997.

NOTARY PUBLIC

My Commission Expires: 7/25/99

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Two Hundred Thousand Dollars ($200,000.00), and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, I, ROGER P. HOGAN, hereinafter referred to as Grantor, have bargained and sold, and by these presents do transfer and convey unto JULIA M. HOGAN, hereinafter referred to as Grantee, Grantee's heirs, successors and assigns, that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> Land in the City of Berryhill, Davidson County, Tennessee, being a part of a 26-1/2 acre tract in the 6th Civil District of said County, known as the property of the Franklin Limestone Company, being the north part of the Bass Berry Tract, as of record in Book 843, page 100, Register's Office for said County, described according to a copy of a survey thereof made in May, 1935, by W.B. Southgate, Surveyor, as follows:
>
> Beginning at the southeast intersection of Craighead Avenue and McKeand Avenue; thence along the southerly margin of Craighead Avenue, South 85 degrees east 100' to a point; thence southerly parallel to the easterly margin of McKeand Avenue, 170' to a point; thence 85 degrees West 100' to the easterly margin of McKeand Avenue; thence with the margin of the same, northerly 170' feet to the point of beginning.
>
> Being the same property conveyed to Dy-Dee Service, Inc. by deed from John V. Alcorn, of record in Book 6070, page 953, Register's Office for Davidson County, Tennessee.
>
> INCLUDED BUT EXCLUDED from the above described property is that property conveyed to the Metropolitan Government of Nashville, Davidson County, Tennessee by deed from John V. Alcorn and wife Elizabeth M. Alcorn of record in Book 4452, page 172, Register's Office for Davidson County, Tennessee, described as follows:

A triangular tract or parcel of land in the 29th Councilmanic District of the Metropolitan Government of Nashville & Davidson County, Tennessee, being part of the Bass Berry Tract, as of record in Book 843, page 110, Register's Office for said County, described according to a survey made by Barge, Waggoner & Sumner, Inc. Engineers, for said Government known as right-of-way Map, Craighead Street 63-R-99.

Said tract or parcel of land fronts 70.87 feet on the present southerly margin of Craighead Street and runs back 1.11 feet on the east or Dixie Concrete Pipe Company to a point on the new relocated southerly margin of Craighead Street on which it measures 70.87 feet thereon and being triangular in shape and containing 39 square feet, more or less.

This is improved property known as 491 Craighead.

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, Grantees' heirs, successors and assigns, forever.

Grantors covenant with the said Grantees that Grantors are lawfully seized and possessed of said tract and parcel of land in fee simple, and have a good right to convey the same and that the same is unencumbered, except current year taxes which are prorated and assumed by Grantees.

Grantors further covenant and Grantors and Grantors' heirs, successors and representatives to warrant and forever defend the title to the said tract or parcel of land to the said Grantees, Grantee's heirs, successors and assigns against the lawful claims of all persons whomsoever.

If less than two join in the execution hereof as Grantors, or may be of the neuter gender, the pronouns and related words herein shall be read as if written in the singular or neuter respectively.

WITNESS my hand this 05 day of Nov., 1997. 8342 11/05 0101 03CHECK 749.00

Roger P. Hogan
ROGER P. HOGAN

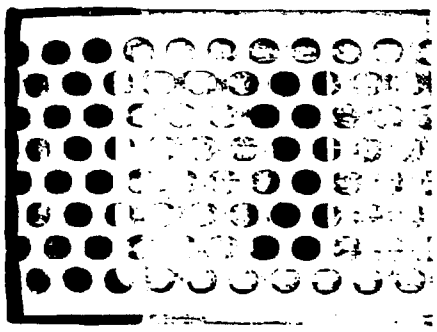
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, ROGER P. HOGAN, 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 within instrument for the purposes therein contained.

Witness my hand and official seal at office, this the 5th day of November, 1997.

Lisa Seymour
NOTARY PUBLIC

My Commission Expires: 7/25/98



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 10673 PG 572

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

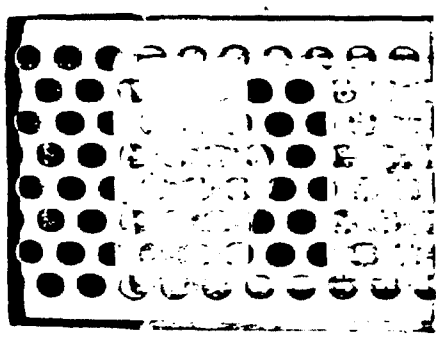
DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

MAMT 200000.00
CON TX 740.00
PRFEE 1.00
WDEED 8.00
VOID
MAMT 200000.00-
CAMT 200000.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

TOTAL 749.00
CHECK 749.00

11/05/97 01 15:06 0001 8342



0366783
IDENTIF. # REFERENCE

97 NOV -5 PM 2:55

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1217544