Box 50-B

BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

THIS INSTRUMENT WAS PREPARED BY
Bankers Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, Tennessee 37203

BOOK 10686 PG 220

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 37,000.00

Elizabeth Boosheck
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF November 19 97

JUNE E. ATKINSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

June E. Atkinson
Notary Public

MY COMMISSION EXPIRES: May 28, 2000
(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Elizabeth Boosheck (NAME)	Owner (NAME)	MAP 140-0
6412 SUGAR MAPLE LN (ADDRESS)	(ADDRESS)	PARCEL 57
NAshville, TN 37221 (CITY) (STATE) (ZIP)	(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, J. Jay Peeler III

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Elizabeth Boosheck and Elizabeth A. Surber as tenants-in-common with the rights of survivorship

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:

Land in the 2nd Civil District of Davidson County, Tennessee, being 5.98 acres, more or less, being described according to a survey by J. Bruce Rainey, Surveyor #823, dated July 25, 1995, known as Job #950094, more particularly described as follows:

Beginning at an iron pin set in the center of a 50' joint use ingress, egress and public utility easement, said point of beginning being the Western most corner of the herein described Tract and also being the Southern most corner of Tract 9 on the plan of the Heath Property, Division not of record, of which this is a part, and also being in the Easterly line of Tract 8 of said Division; thence, leaving the center of said 50' joint use ingress, egress and public utility easement, and with the line of Tract 9, North 39 deg., 56', 47" East 345.20' to an iron pin; thence, leaving the line of Tract 9, South 87 deg., 03', 15", East 658.49' to an iron pin, the Northwest corner of Tract 11 of said Division; thence, with the line of Tract 11, South 44 deg., 42', 19", West 749.15' to an iron pin set in the center of the said 50' joint use ingress, egress and public utility easement; thence, with the center of said easement, the following calls: North 44 deg., 52', 12", West 52.30' to an iron pin; thence, North 46 deg., 32', 08", West 190.32' to an iron pin; thence, North 52 deg., 58', 40", West 221.97' to the point of beginning, containing 5.98 acres, more or less.

Included in the above described Tract is one half of the said 50' joint use ingress, egress and public utility easement and in addition to that easement, there is also included a 15' public utility easement that lies adjacent to and immediately Northeast of the said 50' joint use ingress, egress and public utility easement.

CONTINUED

( ) unimproved (X) is improved property, known as Tract 10 Galtinburg Trace, Nashville, Tennessee
(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 12th day of November 19 97

J. Jay Peeler III

Sandra Tamburin Peeler

BOOK 10686 PG 221

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named J. Jay Peeler III and wife, Sandra Tamburin Peeler

the bargainor S with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 12th day of November, 19 97.

Commission expires May 28, 2000

Notary Public

JUNE E. ATKINSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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

2355 11/17 0101 03CHECK 145.90

LEGAL DESCRIPTION CONTINUATION

Being the same property conveyed to J. Jay Peeler, III by Quitclaim Deed from Sandra Tamburin Peeler, of record in Book 10525, Page 214, Register's Office for Davidson County, Tennessee.

Sandra Tamburin and Sandra Tamburin Peeler are one and the same person.

The undersigned Sandra Tamburin Peeler joines in this conveyance to convey any and all marital interest in subject property.

IDENTIFICATION REFERENCE

97 NOV 17 PM 1:55

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10686 PG 222

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 37000.00
				CON TX 136.90
				PRFEE 1.00
				WDEED 8.00
				TOTAL 145.90
				CHECK 145.90
11/17/97	01		13:59 0001 2355	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03704611 IDENTIFICATION REFERENCE

97 NOV 17 PM 1:55

REGISTER'S OFFICE DAVIDSON COUNTY, TN.

No. 1221512