BOOK 10938 PG. 30

WARRANTY DEED

RECORD AND RETURN TO:
FILE BOX 7
SATURN & MAZER
(36735)

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 67,000.00

Jennifer Johnson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF May 19 98

Notary Public

MY COMMISSION EXPIRES: 11/28/98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Terry O. Bentley, unmarried	MIGLP, Limited Partnership DBA	147-16-90
(NAME)	(NAME)	
375 Melpar Drive	320 N. Cedar Bluff Rd., Ste. 200	5DU-45187
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Knoxville, TN 37923	
(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, Marie H. Barner

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Terry O. Bentley, unmarried and Jennifer Johnson, unmarried and Jerry Bentley, married

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. 343 on the Plan of Fairlane Park, Section III, as of record in Book 2331, Pages 145 and 146, Register's Office for said County, described as follows: Beginning at a point in the southerly margin of Melpar Drive at the common corners of Lots 342 and 343; thence with the line between said lots southwardly 110 feet to a corner of Lot No. 317 on said plan; thence with the line between Lots 317 and 343, eastwardly 138.8 feet to a point in the westerly margin of Madeline Drive; thence with the margin of the same northwardly 80.2 feet to a concrete monument at the beginning of a curve; thence around said curve northwestwardly 38.7 feet to a point in the southerly margin of Melpar Drive; thence with the margin of the same westwardly 112 feet to the beginning.

BEING the same property conveyed to Harry S. Barner, Jr. and wife, Marie H. Barner by deed from Melpar Homes, Inc. of record in Book 2689, Page 369, Register's Office for Davidson County, Tennessee.

The said Harry S. Barner, Jr. has since died.

The foregoing is the same legal description as appears in the previous deed of record.

unimproved ( )
This is improved (X) property, known as 375 Melpar Drive, Nashville, TN 37211
(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 15th day of May, 19 98

Marie H. Barner By Kenneth E. Joyner atty. in fact.

Marie H. Barner
by Kenneth E. Joyner as her atty. in fact

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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 ~~Marie H. Barner~~

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 Nashville, Tennessee, this 15th day of May 19 98.

Commission expires _____

_____
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

State of Tennessee
County of DAVIDSON

On this the 15TH day of MAY, 1998, before me personally appeared KENNETH E. JOYNER to me known to be the person who executed the foregoing instrument in behalf of MARIE H. BARNER as HER Attorney in Fact, and acknowledged that HE executed the same as the free act and deed of the said MARIE H. BARNER.

Witness my hand and official seal at NASHVILLE, TENNESSEE, this the 15TH day of MAY, 1998.

My Commission Expires:
11/28/98

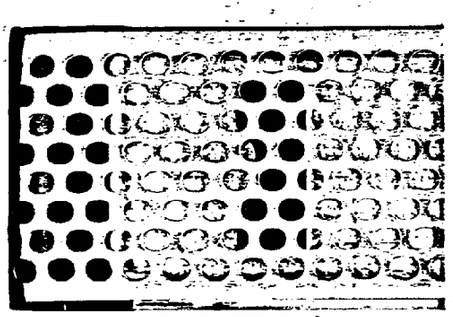
ALAN L. STERN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

0439895
IDENTIFICATION REFERENCE
98 MAY 19 PM 1:31
KELLY J. THOMAS JR. REGISTER
DAVIDSON COUNTY, TN.

9418 05/19 0101 03CHECK

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



RECEIVED OF _____

FOR _____

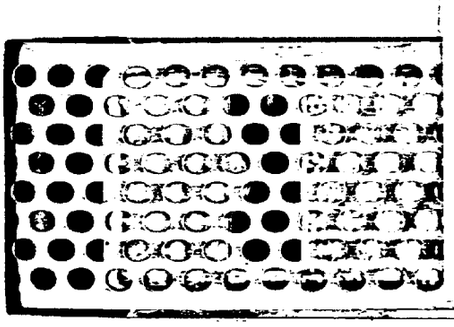
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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 67000.00
CON TX 247.90
PRFEE 1.00
WDEED 8.00
TOTAL 256.90
CHECK 256.90
05/19/98 01 13:32 0001 7410

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0439895
IDENTIF. # REFERENCE

98 MAY 19 PM 1:30
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1295402