WARRANTY DEED

BK 10949 PG 502

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 500,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
28th DAY OF May 19 98

NOTARY PUBLIC AT LARGE

Notary Public

MY COMMISSION EXPIRES October 26, 1998

THIS INSTRUMENT WAS PREPARED BY

Lassiter, Tidwell & Hildebrand, 428 Wilson Pike Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
H. Maxine Sullivan	New Owner	181-22.02 & 36.00
(NAME)	(NAME)	
3908 October Woods Drive		
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013		
(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, Ellis S. Martin and wife, Marjorie F. Martin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO H. Maxine Sullivan

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 5th Civil District of Davidson County, Tennessee, described as follows:

Beginning at a stone on J. B. Bill's line, the southeast corner of Battle's land, running thence South 26 degrees East 74.2 poles to a stake; thence North 5 degrees East 93.9 poles to a stake on Briley's line; thence with the said line, North 87 degrees West 74.2 poles to a stake in Mill Creek, said Battle's northeast corner; thence South 5 degrees West 93 poles to the beginning, containing by estimation 43 acres and 56 poles, more or less.

Being the same property conveyed to Ellis R. Martin and wife, Marjorie F. Martin by deed from Jack W. Waters and wife, Lucille W. Waters of record in Book 3368, Page 465, said Register's Office.

It is the intent of the Grantors herein to convey to the Grantee all their right, title and interest in the lands shown on Davidson County Tax Assessor's Map 181, Parcels 36,00 and 22.2 (22.02).

Subject to general taxes for the year 1998.

THIS DEED IS GRANTED IN CONSIDERATION OF AN INTERNAL REVENUE CODE SECTION 1031 TAX-DEFERRED EXCHANGE.

unimproved ( )
This is improved (X) property, known as 6079 Culbertson Road, Antioch, TN 37013
(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 our hand s this 28th day of May 19 98

X Ellis S Martin
Ellis S. Martin

X Marjorie C. Martin
Marjorie F. Martin

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BK/PG 10949:503

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ellis S. Martin and wife, Marjorie F. Martin

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 Brentwood, Tennessee, this 28th day of May 19 98.

Commission expires October 26, 1998

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 _____

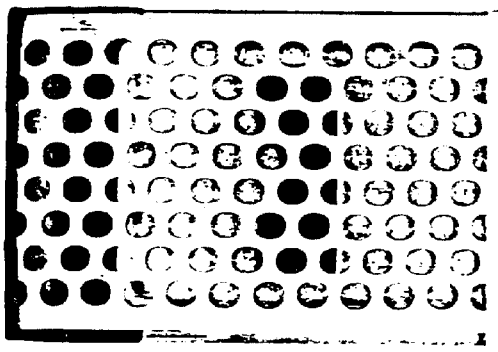
Notary Public

0443071

IDENTIFICATION REFERENCE

98 MAY 28 PM 2:20

REGISTER'S OFFICE
DAVIDSON COUNTY, TN.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

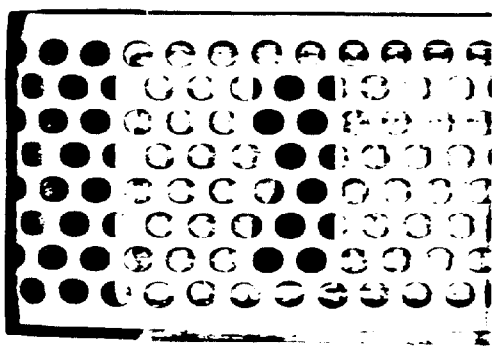
RECEIVED OF _____

FOR _____

Bk 10949 Pg 504

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

CANT
500000.00
CON TX 1650.00
PRFEE 1.00
TOTAL 1651.00
CHECK 1651.00

05/28/98 01 14:22 0001 [illegible]

044307 I

IDENTIF. # REFERENCE

98 MAY 28 PM 2:20

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 1298728