PREPARED BY (AND RETURN TO):

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W & I Ref: (sk) Title No: 40062
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
David Lipscomb University 3901 Granny White Pike Nashville, TN 37204	SAME

TAX MAP-PARCEL NUMBERS: 117-16-203

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 135,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **James R. Compton, individually, and James R. Compton, Trustee of the trust under the will of Larry R. Compton, and Linda G. Compton,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **David Lipscomb University,**hereinafter called the **Grantee,** Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

TRACT I:

LAND in Davidson County, Tennessee, being part of Lot No. 7 on the plan of S.F. and S. D. Morrow's Subdivision, as of record in Book 332, Page 86, Register's Office for said County, described as follows:

BEGINNING at a point on the easterly margin of Granny White Pike, 215 feet southwardly from the southerly margin of Morrow Street; thence eastwardly 136 feet, more or less, to a point; thence northwardly to a point in the north boundary line of Lot No. 7, which said point is 134 feet eastwardly from the southerly margin of Granny White Pike; thence eastwardly with the line between Lot Nos. 6 & 7 on said Plan, 22 feet, more or less, to a point; thence southwardly 98.5 feet to a point in the northern boundary line of Lot no. 8 on said Plan; thence westwardly with the line between said Lot Nos. 7 & 8, 180 feet to the easterly margin of said Granny White Pike, thence northwardly with the easterly margin of said Granny White Pike, 85 feet to the beginning.

BEING the same property conveyed to James R. Compton and Larry R. Compton by deed from Helen Watts and Dorothy Suggs, Co-Trustees under the Will of Horace R. Page of record in Book 7554, Page 619, Register's Office for said County. The said Larry R. Compton has since died. The will of Larry R Compton of record in Will Book 194, Page 414, Probate Court Clerks Office for Davidson County, Tennessee devised subject property to James Richard Compton, as Trustee for Linda Gail Compton. By Quitclaim Deed of record in Book 10619, Page 191, said Register's Office, James R. Compton and Sarah Elizabeth Compton as Co-Executors of the Estate of Larry R. Compton conveyed an undivided 50% interest to James R. Compton, as Trustee of the trust under the will of Larry R. Compton for the benefit of Linda Compton

TRACT II:

A triangular parcel of land in Davidson County, Tennessee, being part of lot No. 7 on the plan of S. F. and S. D. Morrow's Subdivision, as of record in Book 332, Page 86, Register's Office for said County, described as follows:

BEGINNING at a point in the line between Lot Nos. 7 and 8 on said Plan, said beginning point being 180 feet, more or less, east of the easterly margin of Granny White Pike, and being the southeast corner of the property conveyed to James R. Compton and

Larry R. Compton, by deed of record in Book 7554, Page 619, said Register's Office; thence in a northwardly direction with the rear line of said property of James R. Compton and Larry R. Compton a distance of 98.5 feet to a point in the line between Lot Nos. 6 and 7 on said Plan; thence, southwardly with the west line of the property conveyed to LaMont McDonald and wife, Lucille T. McDonald o record in Book 5668, Page 272, said Register's Office, a distance of 91 feet, more or less, to a point in the line between Lot Nos. 7 and 8 on said Plan; thence in a westwardly direction with said line 14.02 feet, more or less, to the point of beginning.

BEING the same property conveyed to James R. Compton and Larry R. Compton, as tenants in common by Quitclaim deed from Charles Youree, Sr., and wife, Ann Youree of record in Book 8289, Page 7, said Register's Office. The said Larry R. Compton has since died. The will of Larry R. Compton of record in Will Book 194, Page 414, Probate Court Clerks Office for Davidson County, Tennessee, devised subject property to James Richard Compton, as Trustee for Linda Gail Compton. By Quitclaim Deed of record in Book 10619, Page 191, said Register's Office, James R. Compton and Sarah Elizabeth Compton, as Co-Executors of the Estate of Larry R. Compton conveyed an undivided 50% interest to James R. Compton, as trustee of the trust under the will of Larry R. Compton for the benefit of Linda Compton.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 1998, and subsequent years; All matters shown on the Plan, with Owner's Certificate, of record in Plat Book 332, Page 86, said Register's Office; An easement for sanitary sewer and/or storm drainage granted to the Metropolitan Government of Nashville and Davidson County, Tennessee, by instrument of record in Book 3807, Page 308, said Register's Office.

This is improved property, known as: 4012 Granny White Pike, Nashville, TN 37204

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 1st day of July, 1998.

James R. Compton, individually

Linda G. Compton

James R. Compton, Trustee of the trust under the will of Larry R. Compton

State of Tennessee
County of Davidson

On this 1st day of July, 1998, before me the undersigned authority, personally appeared **James R. Compton** and **Linda G. Compton**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution thereof free act and deed.

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: _____

My Commission Expires 9/18/99

Notary Public

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Trustee of the Trust FIB/O Linda Compton established by Last Will and Testament of Larry R. Compton

State of Tennessee
County of Davidson

Before me the undersigned authority, personally appeared **James R. Compton** to me known (or proved to me on the basis of satisfactory evidence), to be ~~Trustee of the Larry R. Compton trust~~, the within named bargainor, a trust, and acknowledged the execution of the foregoing instrument as such trustee for the purposes therein contained.

Witness my hand and official seal on July 1, 1998.

My Commission Expires: _____ Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires 9/18/99

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 135000.00

Affiant

Sworn and subscribed before me on the 1st day of July, 1998.

My Commission Expires _____ Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires 9/18/99

0458837

IDENTIF. & REFERENCE

98 JUL -6 PM 1:09

FELIX A. ALSUP III REGISTER
DAVIDSON COUNTY, TN.

9679 07/06 0101 03CHECK 514.50

Widoc: Deed Wty—12/92

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
135000.00
CON TX 499.50
PRFEE 1.00
WDEED 12.00
FEE 2.00
TOTAL 514.50
CHECK 514.50
07/06/98 01 13:09 0001 9679

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0458837
IDENTIF. & REFERENCE

98 JUL -6 PM 1:09

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1315431