201

THIS INSTRUMENT WAS PREPARED BY:
Gary S. Rubenstein, Attorney
SCHULMAN, LeROY & BENNETT, P.C.
501 Union Building, Suite 701
P. O. Box 190676
Nashville, TN 37219-0676

WARRANTY DEED BOOK 11273 PAGE 424

ADDRESS OF NEW OWNER(S):	SEND TAX BILLS TO:	MAP-PARCEL NO:
Bill Finchum and wife,	Bill Finchum and	Part of Map 98
Betty Finchum	Betty Finchum	Parcel 93
Earhart Road	4394 Hickory Ridge Road	
Mt. Juliet, TN 37122	Lebanon, TN 37087	

The actual consideration or value, whichever is greater, for this transfer is $100,000.00.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Subscribed and sworn to before me, this the 30th day of December, 1998.

Bill Finchum
AFFIANT

Notary Public

My commission expires: 11-25-2002

FOR AND IN CONSIDERATION OF the sum of Ten Dollars ($10.00) cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, W. WAYNE LEROY, Trustee, hereinafter called the Grantors, have bargained and sold and by these presents do hereby transfer and convey unto BILL FINCHUM and wife, BETTY FINCHUM, hereinafter referred to as Grantees, their heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in the Fourth civil district of Davidson County, Tennessee according to an unrecorded survey by Carroll Carmen, Registered Land Surveyor, Number 910 dated January 7th, 1994.

Said tract begins at a point on the Easterly margin of Earhart Road said point being the Northwest corner of the herein described property and the common front corner of the property of Phillip D. Sutton and wife, Jan M. Sutton, of record in book 5356, page 263 Register's office for Davidson County, Tennessee. Thence leaving Earhart Road South 87° 6' 58" East 857.8 feet to a point; thence North 2° 47' 39" East 174 feet to a point; thence South 88° 24' 11" East 259.89 feet to a pipe; thence South 88° 19' 26" East 620.42 feet to a point being a cedar snag and four inch maple; thence South 89° 29' 14" East 174.57 feet to a point, said point being a six inch dead cedar; thence South 86° 56' 15" East 588.06 feet to a point; thence South 87° 3' 44" East 337.98 feet to a point, said point being the Northeast corner of the herein described property; thence South 2° 29' 32" West 1,822.46 feet to a point said point being the Southeast corner of the herein described lot; thence South 79° 35' 31" West 47.62 feet to a point; thence North 86° 43' 32" West 595.51 feet to a point; thence North 89° 40' 16" West 195.84 feet to a point; thence North 89° 14' 4" West 208.33 feet to a point; thence North 2° 14' 36" East 900 feet to a point; thence North 89° 19' 55" West 900 feet to a point; thence North 2° 26' 14" East 209 feet to a point; thence North 2° 26' 14" East 149.45 feet to a point; thence North 2° 46' 28" East 144 feet to a point; thence North 88° 5' 30" West 900 feet to a point, said point being in the Easterly margin of Earhart Road; thence along the

Easterly margin of Earhart Road North 1° 48' 42" East 177.67 feet to a point in the Easterly margin of Earhart Road; thence continuing along the Easterly margin of Earhart Road along a curve to the right with a delta of 12° 35' 38", a radius of 539.50 feet and a tangent of 59.53 feet, 118.58 feet to the point of beginning and containing 69.85 acres more or less.

Included within the above description but expressly excluded from this conveyance is the following: Land in the County of Davidson, and State of Tennessee to wit: Land in Nashville, Davidson County, Tennessee, being part of a 69.85 acre tract shown on a copy of a survey for W. Wayne LeRoy, Trustee, prepared by Carroll Carman, dated January 7,1994, denoted as Parcel No. 93, on Metro Property Tax Map Number 98, further described as follows:

Beginning on the Easterly Right of Way of Earhart Road at the Northwesterly corner of the herein described tract and the Southwesterly corner of the property now or formerly conveyed to Phillip D. Sutton recorded in Deed Book 5356, Page 263, Register's Office for said County; thence with the Southerly line of Sutton S 87° 06' 58" E, 316.65 feet to a 14-foot tree near the South side of a storage shed; thence with two (2) new lines as follows: S 88° 50' 58" W, 100.21 feet to a power pole; thence N 89° 30' 46" W, 219.93 feet to the Easterly Right of Way of Earhart Road; thence along said Right of Way with a curve to the right having a radius of 539.50, a distance of 16.53 feet to the point of beginning and containing 2,924 square feet, more or less. Being the same property conveyed to Phillip D. Sutton and wife Jan M. Sutton by quit claim deed from W. Wayne LeRoy, Trustee, of Record in Book 11252, Page 543, Register's Office for Davidson County, Tennessee. This Parcel was conveyed to the said, Phillip D. Sutton, and wife, Jan M. Sutton in settlement of a boundary dispute said agreement being of record in Book 11252, Page 540, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to W. Wayne LeRoy, Trustee, by successor Trustees deed from Keene W. Bartley's successor trustee of record in Book 7606 Page 901 Register's Office for Davidson County, Tennessee.

This is unimproved property known as Earhart Road, Mt. Juliet, Tennessee.

Subject to taxes for the year 1999.

WITNESS our hands this the 30th day of December, 1998.

W. Wayne LeRoy Trustee

W. WAYNE LEROY, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said county and state, W. Wayne LeRoy, Trustee, 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 seal at office in Nashville, this 30th day of December, 1998.

Notary Public

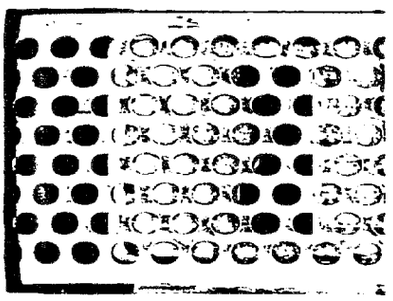
My commission expires: 11-25-2000

gsr/real-est/finchum wd

0530680
IDENTIF. & REFERENCE

98 DEC 30 PM 1:04
REGISTER
DAVIDSON COUNTY, TN.

327 12/30 0101 CASHIER 365.00



OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11273 PAGE 427

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		CFEE - COMPUTER FEE		PRFEE - PROBATE FEE	

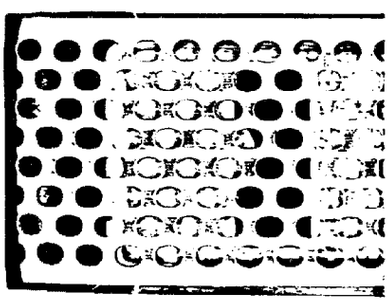
CAPIT	
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CO TX	276.00
PRFEE	1.00
MISC	15.00
CFEE	2.00
TOTAL	308.00
CHECK	308.00

12/30/98 01 13:07 0000 $527

0530680
IDENTIF. # REFERENCE

98 DEC 30 PM 1:04

BILL Garrett REGISTER
DAVIDSON COUNTY, TN.



RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING O
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVE

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1403638