This instrument prepared by:
Paul N. Rudolph, Attorney at Law
222 2nd Ave. N. Ste. 316
Nashville, Tennessee 37201

GENERAL WARRANTY DEED
STATE OF TENNESSEE
DAVIDSON COUNTY

BOOK **11341** PG. **141**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $189,900.00

Affiant

Sworn to and subscribed before me this 15 day of February, 1999.

My Commission Expires: 11-24-2001

Notary Public

ADDRESS NEW OWNER AS FOLLOWS:
Robert J. Trisdale
339 Wilhagan Road
Nashville TN 37203

SEND TAX BILLS:
Thomas W. Boner
820 Palmer Place
Nashville TN 37203

MAP-PARCEL
Map 106-12
Parcel 23

For and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Thomas Ward Boner, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Robert J. Trisdale, hereinafter called the Grantee, his heirs and assigns, a certain parcel of land in Davidson County, Tennessee, described as follows:

BEING LOT 18 ON THE PLAN OF THE RESUBDIVISION OF LOTS 18, 19, AND 20 OF THE MURFREESBORO ROAD INDUSTRIAL SUBDIVISION, SECTION FOUR, OF RECORD IN BOOK 3842, PAGE 259 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT FRONTS 100.00 FEET ON THE WESTERLY MARGIN OF WILHAGAN ROAD AND EXTENDS BACK 225.82 FEET ON THE SOUTHERLY LINE AND 216.01 FEET ON THE NORTHERLY LINE TO A DEAD LINE IN THE REAR MEASURING 119.15 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO THOMAS WARD BONER BY QUITCLAIM DEED FROM SUNPAR, INC. DATED FEBRUARY 15, 1999 AND RECORDED IN BOOK 11341, PAGE 140, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

This is improved property known as 339 Wilhagan Road, Nashville, Tennessee 37203

This conveyance is made subject to 1999 taxes, which have been prorated and assumed by Grantee; and to any and all existing restrictions and easements of record.

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantee, his heirs and assigns, forever

AND GRANTOR does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as follows:

1. Taxes for the year 1999, a lien, but not yet due and payable.

3. Restrictive Covenants, of record in Book 3404, Page 544 and in Book 4230, page 94, Register's Office for Davidson County, Tennessee.

AND GRANTOR DOES FURTHER covenant and bind himself, his heirs and assigns to warrant and forever defend the title to said land to said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 15 day of February, 1996.

THOMAS WARD BONER

6075 02/16 0101 03CHECK 713.63

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 THOMAS WARD BONER to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

WITNESS my hand and official seal this 15th day of February, 1999.

NOTARY PUBLIC

My commission expires:
11-24-2001

99 FEB 16 PM 12:00
DAVIDSON COUNTY

MAIL ENV.

0549215
IDENTIFICATION REFERENCE

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK **11341** PG. **142**

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

05492.15

IDENTIF. & REFERENCE

99 FEB 16 PM 12:00

REGISTER OF DAVIDSON COUNTY, TN

CAMT	
	189900.00
CON TX	702.63
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	713.63
CHECK	713.63

02/16/99 01 11:58 0001 6075

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1425335