BOOK 11391 PG. 404

This Instrument Prepared By:

Brenda Franks Hale, Attorney
HALE AND HALE, PLC
312 First Tennessee Bank Building
Franklin, Tennessee 37064

NEW OWNER:	SEND TAX BILL TO:	MAP & PARCEL
Ben A. Pruitt and wife, Karen Green Pruitt 342 Huntington Ridge Drive Nashville, TN 37211	SAME	Map 181 Parcel 228

STATE OF TENNESSEE
COUNTY OF DAVIDSON

0757 03/19 0101 03CHECK 348.00

The actual consideration or value, whichever is greater, for this transfer is $90,000.00.

Ben A Pruitt

AFFIANT

Sworn to and subscribed before me
this 16 day of March, 1999.

Notary Public

NOTARY PUBLIC

My Commission Expires: 12-11-2000

99 MAR 19 AM 8:28

05631155

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named **GRANTEES**, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, **BENTON PRUITT and wife, MARJORIE PRUITT**, hereinafter called the **"GRANTORS"**, have bargained and sold and by these presents do transfer and convey unto **BEN A. PRUITT and wife, KAREN GREEN PRUITT**, hereinafter called the **"GRANTEES"**, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Being a tract of land in the Fifth Civil District of Davidson County, Tennessee, said tract being part of the property conveyed to J.C. Peach and wife, Alma Peach by deed of record in Book 3505, page 316, Register's Office Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a point in the southeasterly right-of-way line of Pettus Road, said point being the southwesterly corner of Tract No. 3 and being the northwesterly corner of this tract;

Thence, leaving said right-of-way line with the southerly line of Tract No. 3, S 30 degrees 55' 54" E, 130.31 feet to an iron rod,

Thence, continuing S 73 degrees 38' 23" E, 100.00 feet to an iron rod,

Thence, with the westerly line of Tract No. 3 S 16 degrees 21' 37" W, 200.00 feet to an iron rod,

Thence, continuing S 5 degrees 03' 12" E, 1291.83 feet to an iron rod,

Thence, leaving said westerly line with the northerly lines of Butner (Deed Book 6345, page 569) and Cain (Deed Book 6437, page 483) N 85 degrees 15' 45" W, 219.64 feet to an iron pin,

Thence, leaving said northerly line with the easterly line of Benton Pruitt (Deed Book 7040, page 383) N 3 degrees 35' 00" W, 1540.05 feet to an iron rod set in a corner fence post, said rod being located in the southeasterly right-of-way line of Pettus Road,

Thence, with the southeasterly right-of-way line of Pettus Road and a curve to the left 93.81 feet, said curve having a central angle of 12 degrees 55' 43" a radius of 415.75 feet, and a chord of N 56 degrees 31' 57" E, 93.615 feet to an iron rod and the point of beginning, containing 314,366 square feet or 7.217 acres, the same more or less, according to a survey done by Cantrell Kemp, LLC, July 31, 1997.

Being the same property conveyed to Benton Pruitt and wife, Marjorie Pruitt by deed from J. C. Peach and wife, Alma Peach, of record in Book 10591, page 822, Register's Office for Davidson County, Tennessee.

THIS IS THE SAME DESCRIPTION IN THE PREVIOUS DEED OF RECORD.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said GRANTEES, their heirs and assigns, forever;

AND GRANTORS do covenant with the said GRANTEES that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, except as follows:

1. Davidson County taxes for the year 1999 are a lien against said property, but are not yet due and payable. Map 181, Parcel 228.

2. Restrictions of record in Book 10591, page 822, Register's Office for Davidson County, Tennessee.

AND GRANTORS DO FURTHER covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, their heirs and assigns, against the lawful claims of all persons whomsoever.

This unimproved property is known as Tract No. 4, Pettus Road, Antioch, Tennessee 37013.

WITNESS our hands this 16 day of March, 1999 in Antioch, Tennessee.

Benton Pruitt
BENTON PRUITT

Marjorie Pruitt
MARJORIE PRUITT

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 Benton Pruitt and wife, Marjorie Pruitt, the bargainors, with whom I am personally acquainted, and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Antioch, Tennessee, this 16th day of March, 1999.

Notary Public

My commission expires: 12-11-2000

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11391 PG. 407

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

0563155

IDENTIF. & REFERENC

99MAR 19 AM 8:2

REGISTER'S OFFICE
DAVIDSON COUNTY, T

CAMT	90000.00
CON TX	333.00
PRFEE	1.00
MDEED	12.00
CFEE	2.00
TOTAL	348.00
CHECK	348.00

03/19/99 01 08:27 0001 0759

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1439869