Box 11

BOOK 11718 PAGE 133

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 165,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF October 1999

Notary Public

MY COMMISSION EXPIRES: 5/28/03
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Bicentennial Title & Escrow, 1314 Fifth Ave. North, Suite 300, Nashville, Tennessee 37208-2726

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ERIC K. WOOD	NEW OWNER	26-5-108
(NAME)	(NAME)	26-5-109
4424 ENCHANTED CIRCLE		
(ADDRESS)	(ADDRESS)	26-5-110
NASHVILLE, TN 37218		
(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, ELSIE B. DUNCAN, TRUSTEE FOR THE HENRY W. BAGSBY HOLLYWOOD TRUST

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ERIC K. WOOD, MARRIED

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:

FOR LEGAL DESCRIPTION
SEE ATTACHED EXHIBIT "A"

06506680

REFERENCE

99 OCT 26 PM 2:32

REGISTER
DAVIDSON COUNTY, TN.

unimproved (X)
This is improved ( ) property, known as 206 TWO MILE PARKWAY, GOODLETSSVILLE, TN 37072
(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 my hand this 21st day of October 1999

Elsie B. Duncan, Trustee

ELSIE B. DUNCAN, TRUSTEE FOR THE HENRY W. BAGSBY HOLLYWOOD TRUST

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____ the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, THE UNDERSIGNED a Notary Public within and for the State and County aforesaid, personally appeared ELSIE B. DUNCAN and XXX with whom I am personally acquainted and who upon HER oath(s) acknowledged HERSELF to be the TRUSTEE and _____ respectively of the HENRY W. BAGSBY HOLLYWOOD TRUST the within named bargainor, and corporation, and that SHE as such TRUSTEE 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 ELSIE B. DUNCAN as such TRUSTEE, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at NASHVILLE, TN on this the 21ST day of OCTOBER, 1999.

My commission expires 5/28/03

Notary Public

DAVIDSON COUNTY, TENN.

11:29 10/26 0101 03CHECK 625.50

EXHIBIT "A"

Land in Davidson County, Tennessee, described as follows:

Tract 1:

Being a certain tract or parcel of land lying in the 10th Councilmanic District of Davidson County Tennessee, being more particularly described according to a survey by R. L. Montoya Land Surveying, Inc., dated October 6, 1999, and being Lots 12, 13 and 14 of Block "I" on the Plan of Fourth Addition Roscoe Place of record in Book 843, page 74, Register's Office for said County, more particularly described as follows:

Beginning at an Iron Rod (old) in the west margin of East Avenue, said point being the northeast most corner of the herein described parcel, and the southeast most corner of a tract of land belonging to George K. Preston IV, evidenced in Deed Book 10586, page 429, in the Register's Office of Davidson County, Tennessee, thence; following the aforementioned margin South 8 degrees 15 minutes 43 seconds West, 111.70 feet to an Iron Rod (new), thence; continuing along said margin, following a curve to the right, said curve having a radius of 320.50 feet, an arc length of 41.11 feet, a chord distance of 41.08 feet, a tangent length of 20.58 feet, and a delta angle of 07 degrees 20 minutes 56 seconds, to a point on the north margin of Frances Street (abandoned), thence; along the north margin of the abandoned Frances Street, North 81 degrees 12 minutes 43 seconds West, 145.30 feet to point on the west line of the herein described parcel and the east line of a tract of land belonging to Dennis and Cindy Bethuny, as evidenced in Deed Book 11162, page 350, in the Register's Office of Davidson County, Tennessee, thence; along said line, North 8 degrees 15 minutes 43 seconds East 213.00 feet, to a pipe (old) thence; South 81 degrees 20 minutes 49 seconds East 147.92 feet to the point of beginning, containing ±22,508.436 sq. ft. and/or ±0.517 acres.

Being part of the same property conveyed to Elsie B. Duncan, Trustee for the Henry W. Bagsby Hollywood Trust by deed from Henry W. Bagsby of record in Book 7746, page 813, Register's Office Davidson County, Tennessee.

Tract 2:

Being the abandoned portion of Frances Street, lying in the 10th Councilmanic District of Davidson County, Tennessee, that lies south of Lots 12, 13 and 14, of Block "I" on the Map of the 4th Addition to Roscoe Place, as evidenced in Plat Book 843, page 74, Register's Office of Davidson County, Tennessee, being more particularly described according to a survey by R. L. Montoya Land Surveying, Inc., dated October 9, 1999, as follows:

Beginning at the intersection of the north margin of the abandoned Frances Street and the west margin of East Avenue, thence; continuing along the west margin of East Avenue in a southerly direction, following a curve to the right, said curve having a radius of 320.50 feet, an arc length of 51.05 feet, a chord distance of 51.00 feet, a tangent distance of 25.58 feet, and a delta angle of 9 degrees 07 minutes 37 seconds to the intersection of the south margin of the abandoned Frances Street and the west margin of East Avenue, thence; leaving said margin, North 81 degrees 12 minutes 43 seconds West, 134.77 feet to a point on the east line of the herein described parcel and the west line of a tract of land belonging to Dennis and Cindy Bethuny, as evidenced in Deed Book 1162, page 350, in the Register's Office of Davidson County, Tennessee, thence; continuing along said line, North 8 degrees 15 minutes 43 seconds East, 50.00 feet, to the intersection of the aforementioned line and the north margin of the abandoned Frances Street, thence; along the north margin of the abandoned Frances Street, South 81 degrees 12 minutes 43 seconds East, 145.30 feet to the point of beginning, containing ±7,001.588 sq. ft. and/or ±0.161 acres.

Being part of Frances Street closed by City of Goodlettsville Ordinance No. 76-203 adjacent to the property described in Tract 1 herein.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11718 PAGE 136

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

U6508800

REFERENCE

99 OCT 26 PM 2:32

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	165000.00
CON TX	610.50
PRFEE	1.00
WDEED	12.00
CFEE	2.00
TOTAL	625.50
CHECK	625.50

10/26/99 01 14:36 0001 4196

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1531974