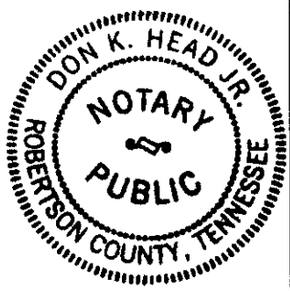
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF ROBERTSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS,$ 100,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF October, 2000

Notary Public

MY COMMISSION EXPIRES: April 24, 2002
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

SOUTHERN TITLE, LLC, 204 5TH AVENUE EAST, SPRINGFIELD, TENNESSEE 37172

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Daniel Spencer (NAME)	SAME (NAME)	Map 11
3376 Ivy Point Road (ADDRESS)	(ADDRESS)	Parcel 16.00
Goodlettsville, TN 37073 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	10D-17470

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, Oscar Torkelson and wife, Laura Torkelson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Daniel Spencer and wife, Sally Spencer

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:

SITUATED in the 10th Civil District of Davidson County, Tennessee as follows:

BEGINNING at a point in the center of Greer Road, at the Junction of Ivy Point Road; thence with the center line of Greer Road, South 5 deg. West 390.3 feet to a concrete post, opposite a gum tree, being the northeast corner of the Binkley Tract; thence wiht Binkley's North line, South 85 deg. 34' West 369.8 feet to the center of Ivy Point Road; thence with the center of Ivy Point Road, around curve of said road, 636 feet to the center of Greer Road at the Junction of Ivy Point Road, at the point of beginning, containing 3 acres, more or less.

BEING the same property conveyed to Oscar Torkelson by deed from Donna June Field, unmarried of record in Instrument # 200002220017434 Register's Office of Davidson County, Tennessee.

This conveyance is made subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and paid by Grantors herein.

Davidson County DEEDWARR
Recvd: 10/12/00 13:21 2pgs
Fees:11.00 Taxes:370.00

20001012-0101478

unimproved ( )
This is improved (X) property, known as 3376 Ivy Point Road, Goodlettsville, TN 37073
(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 10th day of October, 2000

Oscar Torkelson

Oscar Torkelson

Laura Torkelson

Laura Torkelson

STATE OF TENNESSEE
COUNTY OF ROBERTSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Oscar Torkelson and wife, Laura Torkelson

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 SPRINGFIELD _____, Tennessee, this 10th day of October, 2000

Commission expires April 24, 2002

_____
Notary Public

DON K. HEAD JR. NOTARY PUBLIC ROBERTSON COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ 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 _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

_____
Notary Public