THIS INSTRUMENT PREPARED BY:

Homer R. Ayers, Attorney at Law
303 Frances Street (Zip 37072)
P. O. Box 904
Goodlettsville, TN 37070-0904

Warranty Deed

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
Clendenin-Wilson Properties POBox 418 Goodlettsville, Tn. 37070-0418	Same as New Owner	Map 18-12 Parcel 81

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, CHRISTOPHER BOGART DOOLEY and wife, MARCIA E. DOOLEY, hereinafter referred to as the "GRANTORS", have bargained and sold and by these presents do transfer and convey unto CLENDENIN-WILSON PROPERTIES, a Tennessee general partnership composed of ROY FARRAR CLENDENIN and WILLIAM R. WILSON, General Partners, hereinafter referred to as the "GRANTEES", their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

A tract of land in the old Tenth Civil District of Davidson County, Tennessee, being Lot 2 on the Plan of Jackson Park Subdivision of record in Book 6900, page 430, Register's Office for Davidson County, Tennessee, and Amended Final Plan of record in Book 6900, page 745, said Register's Office, more particularly described as follows:

BEGINNING at an iron pin set on the east right of way line of Dickerson Pike southwardly, along the right of way line, 729.29 feet from its intersection with the southwesterly right of way line of CSX Railroad; said iron pin is the southwest corner of the herein described tract; thence, northwardly with the east right of way line of Dickerson Pike and a curve to the right having a radius of 2045.00 feet, a distance of 100.00 feet to an iron pin set; said curve has a chord bearing and distance of N 13 deg. 58 min. 55 sec. W 99.99 feet; thence, with a line severing the property of H. B. Jackson and Rubye Jackson, as recorded in Deed Book 1320, page 400 and Deed Book 2273, page 595, said Register's Office, N 75 deg. 54 min. 57 sec. E 260.18 feet to an iron pin set; thence, S 7 deg. 08 min. 06 sec. E, 90.00 feet to an iron pin set; thence, S 73 deg. 28 min. 16 sec. W 249.70 feet to the point of beginning and containing 24,134 square feet or 0.554 acre, more or less.

Being the same property conveyed to Christopher Bogart Dooley and wife, Marcia E. Dooley, by deed of record in Book 11653, page 527, Register's Office for Davidson County, Tennessee.

The property is unimproved property located on Dickerson Pike, Goodlettsville, Tennessee 37072.

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.

Davidson County DEEDWARR
Recvd: 10/23/01 13:50 3pgs
Fees:18.00 Taxes:214.60
20011023-0115691

And we, the GRANTORS, 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 warrant that the same is unencumbered, except as follows:

1. Real Property Taxes for the year 2001, which are a lien, but not yet due and payable, which have been prorated between the parties and will be paid, in full, by the Escrow Closing Attorney, at closing.

2. Subject to any and all matters as they may appear on the plan of record in Book 6900, page 430 and amended in Book 6900, page 745, said Register's Office.

3. Subject to changing driveway and utilities and CSX Charter Rights as referred to in instruments of record in Book 4805, page 903 and book 4956, page 175, said Register's Office.

4. Subject to Easements for sanitary sewers to the City of Goodlettsville of record in Book 4805, page 903 and Book 4956, page 175, said Register's Office.

And, we, the GRANTORS, 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.

WITNESS our hands on the day and date last acknowledged below.

"GRANTORS"

CHRISTOPHER BOGART DOOLEY

MARCIA E. DOOLEY

"GRANTEES"
Clendenin-Wilson Properties, a Tennessee General Partnership

BY: _____
ROY FARRAR CLENDENIN, General Partner

BY: _____
WILLIAM R. WILSON, General Partner

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, CHRISTOPHER BOGART DOOLEY and wife, MARCIA E. DOOLEY, 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, at office, this the 19th day of October, 2001.

NOTARY PUBLIC

NOTARY PUBLIC AT LARGE ROBERTSON COUNTY, TN

My Comm. Expires July 23, 2005

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared ROY FARRAR CLENDENIN, General Partner and WILLIAM R. WILSON, General Partner, with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be all of the general partners of CLENDENIN-WILSON PROPERTIES, the within named bargainor, a partnership, and that they as such general partners, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by themselves as general partners.

WITNESS my hand, at office, this the 19th day of October, 2001.

NOTARY PUBLIC

DIANA C. FREY
NOTARY PUBLIC AT LARGE
ROBERTSON COUNTY, TN
My Comm. Expires July 23, 2005

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater, for this transfer is $58,000.00.

Affiant

Sworn to and subscribed before me, this the 19th day of October, 2001.

NOTARY PUBLIC

DIANA C. FREY
NOTARY PUBLIC AT LARGE
ROBERTSON COUNTY, TN
My Comm. Expires July 23, 2005