BOOK 4568 PAGE 797

This Instrument Was Prepared By
REAU E. FOLK, JR., Attorney
3829 Clephorn Ave., Nashville, Tenn.

WARRANTY DEED

ATC-168496

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
Map 57 Pcl. 68-68.2	Mr/Mrs J. Don Geary Rt. #3, Cato Road Nashville, Tennessee 37218	Fidelity Federal Savings & Loan Fourth & Union Nashville, Tennessee 37219
FIELD BOOK NUMBER(S) Pt. of Pcl 13D-31950,32015 32120	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
		PROPERTY IS [X] IMPROVED [ ] UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF THE COUNTY REFERRED TO BELOW.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

JAN13	CONV	19,000.00		
JAN13	S'TAX		A* 49.40	
JAN13	PB'FEE		A* .50	
JAN13	W'DEED		A* - 4.00	* 53.90

HENRY L. GLASSCOCK and wife, LORENE V. GLASSCOCK hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto J. DON GEARY and wife, SHEILA E. GEARY

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being in the 13th, formerly 23rd Civil District of said County, shown as Tracts 1 and 2 on a survey by Harold H. Cole, Surveyor, dated November 18, 1971, revised November 29, 1971, more particularly described together, according to said survey as follows: BEGINNING at a point in the center line of Lynn Drive, 227 feet south 28°45' west from the intersection of the center line of Cato Road and the center line of Lynn Drive; thence with the center line of a proposed road, south 60°15' east 273 feet to a point; thence continuing with the center line of said proposed road, south 35° east 197.7 feet to a point; thence leaving the center line of said road, south 23° west 18 feet to a point; thence south 83° west 110 feet to a point; thence north 80° west 53.5 feet to a point; thence south 42° west 48 feet to a point; thence north 51°30' west 22 feet to a point; thence south 66° west 51.2 feet to a point; thence north 78°45' west 58.6 feet to a point; thence south 29°45' west 223 feet to a point in the center line of a proposed road; thence with said center line north 29°45' west 230 feet to a point in the center line of Lynn Drive; thence with the center line of Lynn Drive, north 28°45' east 389 feet to the point of beginning, containing 3 acres, more or less.

Being the same property conveyed to Henry L. Glasscock and wife, Lorene V. Glasscock, by deed from Ralph B. Gartman and wife, Hazel Gartman, as of record in Book 3535, page 449, and by deed from R. E. Lynn and wife, Opal R. Lynn, as of record in Book 3030, page 327.

This conveyance is made subject to any portion of any roads or streets embraced within the bounds of the above described property and an easement for roadway, as of record in Book 4219, page 990.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 11th day of January, 1972.

Lorene V. Glasscock

Henry L. Glasscock

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4568 PAGE 798

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named Henry L. Glasscock and wife, Lorene V. Glasscock the bargainor(s), with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 11th day of January, 1972.

Reau E. Folk, Jr.
Notary Public

My commission expires: July 23, 1974.

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

_____
Notary Public

My commission expires:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $19,000.00

J. Don Geary
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF January 1972

MY COMMISSION EXPIRES: July 23, 1974. (AFFIX SEAL)

Reau E. Folk, Jr.
Notary Public

019,902-6

WARRANTY DEED
REF: mas

FROM
HENRY L. GLASSCOCK AND WIFE
LORENE V. GLASSCOCK

TO
J. DON GEARY AND WIFE
SHEILA E. GEARY

B 44837

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

IDENTIF. REFERENCE

JAN 13 3 10 PM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

REAU E. FOLK, JR., ATTY.
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires:

_____
Notary Public