DOCUMENT PREPARED BY:

David B Herbert

DAVID B. HERBERT
ATTORNEY NASHVILLE, TENN.

WARRANTY DEED

BOOK 5023 PAGE 814 JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
22-87-P/O	Mr/Mrs Raymond E.Osborne Whites Creek Pike Joelton, Tenn. 37080	New Owner
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
14D-14760	Whites Creek Pike	PROPERTY IS [ ] IMPROVED [X] UNIMPROVED

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

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

MAY11'76	CONV	20,500.00			
MAY11'76	S'TAX		B*	53.30	
MAY11'76	PR'FEE		B*	.50	
MAY11'76	W'DEED		B*	4.00	* 57.80

DAVID W. ANDERSON and wife, PEGGIE J. ANDERSON

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto RAYMOND E. OSBORNE and wife, BILLIE JEAN OSBORNE

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 14th Civil District of said County, being described according to a survey by Ralph W. Lambert, dated November 8, 1975, as follows: BEGINNING at an iron pin in the northeasterly margin of Whites Creek Pike, said point being the southwest corner of the tract of land conveyed to Lionel R. Barrett, Jr., and wife, Eleanor B. Barrett, by deed of record in Book 4984, page 18; thence along the northeasterly margin of Whites Creek Pike, South 42 degrees east 94.0 feet to an iron pin; thence south 44 degrees 38 minutes east 175.0 feet to an iron pin; thence south 52 degrees 03 minutes east 200.0 feet to an iron pin; thence leaving said northeasterly margin of Whites Creek Pike, south 84 degrees 42 minutes east 600.0 feet to an iron pin; thence north 3 degrees 40 minutes west 1150.0 feet to an iron pin; thence north 86 degrees 30 minutes west 127.0 feet to an iron pin at the base of a sweetgum tree; thence south 12 degrees 54 minutes west 786.0 feet to an iron pin; thence south 88 degrees 20 minutes west 565.45 feet to the point of beginning, containing 10.49 acres, more or less.

Being part of the same property conveyed conveyed to David W. Anderson and wife, Peggie J. Anderson by deed from William R. Algood and wife, Ruth H. Algood, as of record in Book 4780, page 730.

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 7th day of May, 1976.

David W. Anderson

Peggie J. Anderson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Douglas A Brace, a Notary Public in and for the State and County aforesaid, personally appeared the within named David W. Anderson and wife, Peggie J. Anderson 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 10th day of May, 1976.

Douglas A Brace
Notary Public

My commission expires: 4-23-78

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____.

My commission expires: _____ Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 20,500.00

Agent

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF May 19 76

MY COMMISSION EXPIRES 4-23-78 (AFFIX SEAL) Notary Public

D 48540

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FOR REFERENCE

FILED May 11 2 27 PM '76

REGISTER

WARRANTY DEED
DBH:mas

FROM

DAVID W. ANDERSON AND WIFE

TO

RAYMOND E. OSBORNE AND WIFE

Return to: BRIDALE, KELLEY, HERBERT & CRAWFORD
23rd Flr. L & C Tower
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 do upon oath acknowledge _____ 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