This instrument was prepared by [illegible], Attorney at Law,
320 Gallatin Road, Madison, Tennessee.

BOOK 5036 PAGE 411

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
James Allen et al	J & J AUTO CENTER	Part of: (Tract II)
(NAME) 1106 Roberson Rd.	(NAME) (same)	M. 53-16
(STREET ADDRESS OR ROUTE NUMBER) Old Hickory, Tenn. 37138	(STREET ADDRESS)	P. 70
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100----------
----------($10.00)---------- *Dollars,*

Cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledged,

We, Bill L. Crusenberry and wife, Peggy Crusenberry, hereinafter called the grantors,

have this day bargained and sold, and do hereby transfer and convey unto ~~XXXXXX~~ James Allen, Joe Allen, and Johnny Allen, herein called the grantees, their

certain real estate in Davidson County, Tennessee, as follows: ~~XXXXXXXX~~ *heirs and assigns,*

BEING Tract No. II of a part of Tract No. 10 on an unrecorded map of Life & Casualty's property described according to the survey of Ernest Medlin, Surveyor, dated May 21, 1976 as follows:

BEGINNING at a point on the North margin of Pitts Avenue, (formerly Hopewell Road), at a point located 358.5 feet westerly from the west margin of Pitts Avenue; thence, along the northerly margin of Pitts Avenue (formerly Hopewell Road) north 66° 22 minutes west 74.5 feet to a point; thence, north 28° 34 minutes east 509.4 feet to a point; thence, south 50° 20 minutes east 72 feet to a point; thence, south 31° 21 minutes west 294.82 feet to a point; thence, south 24° 28 minutes west 200 feet to the point of beginning.

Being part of the same property conveyed to Bill L. Crusenberry and wife, Peggy Crusenberry, by deed from Alice Irvin, a widow, of record in book 5034, page 53, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 16,000.00

Subscribed and sworn to before me, this the 16th day of June 1976

Affiant Homer E. Chance

My commission expires: Dec 5, 1978 (Affix Seal)

Notary Public Vondy L. Chance

This is improved (X) unimproved ( ) property, known as (House Number) Pitts Ave. (Street) Old Hickory, Tenn. P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said grantees, their ~~XXXXXXXX~~ *heirs and assigns forever.* We covenant that we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* grantees, their ~~XXXXXXXX~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our hand s *this* 16th *day of* June, 19 76, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Bill L Crusenberry (Bill L. Crusenberry)

Peggy Crusenberry (Peggy Crusenberry)

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 5036 PAGE 412

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Bill L. Crusenberry and wife, Peggy Crusenberry

*the within named 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 Chattanooga, Tennessee *this* 16th *day of* June, *19*76

Randy E. Chandler
Notary Public

Commission expires Dec 5, 1978

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....self *to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* ....he *as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....self *as* .....

Witness my hand and seal, at office in ....., *this* .....day *of* ....., *19*.....

.....*Notary Public*

Commission expires .....

June 17 '76 C.O. 16,000.00
S.T. 41.60
R.F. .50
W.D. 4.00 46.10

WARRANTY DEED

FROM
Bill L. Crusenberry et ux

TO
James Allen et al

D 54276

IDENTIF. REFERENCE

JUN 17 1 35 PM '76

FEE $ ..... REGISTER
DAVIDSON CO., TENN.

3715

Mail to: 808 Gallatin Rd. Madison, Tenn.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS