This instrument prepared by:
PAT NICHOL
Attorney at Law
941 Richards Road
Antioch, Tennessee 37013

BOOK 5112 PAGE 650

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
J. W. Armstrong, Jr.	same	95-13
(NAME:) P. O. Box 126	(NAME)	13 & 14
(STREET ADDRESS OR ROUTE NUMBER) Hendersonville, Tenn. 37075	(STREET ADDRESS)	Field Book No. 3D-33550
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ------Ten and 00/100---------- ----------($10.00)---------- *Dollars,* cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged,

I, James M. Fischer, Jr. and wife, Mary V. Fischer,

have this day bargained and sold, and do hereby transfer and convey unto the said J. W. Armstrong, Jr.,

his *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

TRACT 1: Land in Davidson County, Tennessee, being Lot NO. 17 on the Plan of Metropolitan Industrial Park, Resubdivison, Section 7, of record in Book 3842, page 256, Register's Office for said County.
SAID Lot No. 17 fronts 161.34 feet on the northerly side of Elm Tree Drive and extends back between parallel lines 245 feet to a dead line.
BEING property conveyed to James M. Fischer, Jr. by deed from Metropolitan Industrial Park, Inc. of record in Book 4319, page 189, Register's Office for Davidson County, Tennessee, and by quitclaim deed of record in Book 4977, page 980, Register's Office for Davidson County, Tennessee.

TRACT 2: Land in Davidson County, Tennessee, being Lot No. 18 on the Plan of Metropolitan Industrial Park, Resubdivison Section 7, of record in Book 3842, page 256, Register's Office for said County.
SAID Lot No. 18 fronts 161.33 feet on the northerly side of Elm Tree Drive and extends back between parallel lines 245 feet to a dead line.
BEING property conveyed to James M. Fischer, Jr. by deed from Metropolitan Industrial Park, Inc. of record in Book 4373, page 415, Register's Office for Davidson County, Tennessee and by quitclaim deed of record in Book 4977, page 982, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 455,000.00

Affiant

Subscribed and sworn to before me, this the 2nd day of February, 19 77

Notary Public

My commission expires: May 30, 1979 (Affix Seal)

This is improved (X) property, known as Elm Tree Drive, Nashville, Tennessee (House Number) (Street) 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 J. W. Armstrong, Jr.

his *(successors), 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* J. W. Armstrong, Jr., his *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 1st *day of* November, 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.*

James M. Fischer, Jr.
JAMES M. FISCHER, JR.

Mary V. Fischer
MARY V. FISCHER

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Beecher E Billery, *a Notary Public in and for said County and State,* James M. Fischer, Jr.

the within named bargainor, with whom I am personally acquainted, and who acknowledged that he *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, day of* November, *19* 76.

Beecher E Billery *Notary Public*

Commission expires July 28th 1980

FEB-47 CONV * .20 455.000.00
FEB-47 S'TAX B* 1,133.00
FEB-47 PR'FEE B* .50
FEB-47 W'DEED B* 4.00 * 1,187.50

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.....

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

Personally appeared before me, the undersigned, a Notary Public in and for the State and County, Mary V Fischer, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this 2nd day of February, 1977.

Beecher E Billery
Notary Public

My commission expires: July 28, 1980

WARRANTY DEED

FROM
JAMES M. FISCHER, JR.
TO
J. W. ARMSTRONG, JR.

D 88230

IDENTIFICATION REFERENCE

FEB 4 2 27 PM '77

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Box 28
Phone 255-4631
NASHVILLE, TENNESSEE 37238

Mail to: George E. Mudter, Jr., Atty.