BOOK 5129 PAGE 401

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 57,000.00

Peggy A. Adams
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF March 19 77

Notary Public

MY COMMISSION EXPIRES: 1-21-81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
LEON SHARBER, ATTORNEY, HERMITAGE PROFESSIONAL MALL, HERMITAGE, TENNESSEE 37076
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Peggy A. Adams (NAME)	The Kissell Company (NAME)	TAX KEY #12D27175 & 12D27176
275 Ewing Lane (STREET ADDRESS OR ROUTE NUMBER)	30 Warder Street (STREET ADDRESS)	MAP 60-3
Nashville, Tennessee 37207 (CITY) (STATE) (P. O. ZIP)	Springfield, Ohio 45501 (CITY) (STATE) (ZIP)	PARCEL 138

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Sanders Lomax et ux Thelma W. Lomax

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Peggy A. Adams

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

BEGINNING at an iron pin in the N margin of Ewing Drive; thence S 79° 30' W 330 ft. to a point in the margin of the property conveyed to the State of Tennessee by deed of record in Book 4047, Page 708 Register's Office for Davidson County, Tennessee, to be used for purposes of Interstate Highway I 65; thence in a Northeasterly direction along the aforesaid property line 212 ft. to a point; thence N 11° 30' W 28 ft. to a point in the S margin of the property conveyed to the State of Tennessee for Interstate Highway I 65 purposes, by deed of record in Book 4056, Page 611 Register's Office for Davidson County, Tennessee; thence in a Northeasterly direction along the margin of the aforesaid property line 98 ft. to a point; thence N 85° 15' E 128.5 ft. to an iron pin; thence S 11° 30' E 237.3 ft. to point of beginning, according to a survey made by John Kohl, March 28, 1977.

BEING the same property conveyed to the Grantors, Sanders Lomax et ux Thelma W. Lomax by deed of record in Book 4934, Page 706, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE is subject to any existing restrictions of record in Book 2705, Page 107, Register's Office for Davidson County, Tennessee and any existing easements.

This is unimproved ( ) improved (X) property, known as 275 Ewing Lane (House Number) (Street) Nashville, Tennessee 37207 (P. O. Address) (City or Town) (Postal Zip)

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; and we 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 the same is unencumbered, unless otherwise herein set out; and we 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. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 29th day of March, 19 77

SANDERS LOMAX: Sanders Lomax

THELMA W. LOMAX: Thelma W. Lomax

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sanders Lomax et ux Thelma W. Lomax

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 29th day of March 1977

Commission expires 1-21-81

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

SANDERS LOMAX ET UX

THELMA W. LOMAX

TO

PEGGY A. ADAMS

D 96177

IDENTIF. REFERENCE

MAR 30 1 15 PM '77

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Return to:

LEON SHARBER, ATTORNEY
HERMITAGE PROFESSIONAL MALL
HERMITAGE, TENNESSEE 37076

MAR 30 77	CONV	57,000.00			
MAR 30 77	S'TAX		B*	148.20	
MAR 30 77	PR'FEE		B*	.50	
MAR 30 77	W'DEED		B*	4.00	* 152.70