Kelley, Herbert & Crawford
500, L & C Tower

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
15-0-138	Mr/Mrs Kenneth R. Adair	New Owner - Federal Land Bank Ass, P.O. Box 511 Gallatin, TN 37066
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
14D-27808	Morgan Road	PROPERTY IS [x] IMPROVED [ ] 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,

MAY24E	CONV	57,000.00		
MAY24E	S'TAX		B* 137.80	
MAY24E	PR'FEE		B* .50	
MAY24E	W'DEED		B* 4.00	* 142.30

ARNOLD B. CLAPP and JANET THOMPSON (formerly Clapp)

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto KENNETH R. ADAIR and wife, BESS M. ADAIR

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 a part of the 59 acres, more or less, as of record in Book 1309, page 18, which is described according to an unrecorded plat made by Cummings Surveying Company on June 5, 1967, and described according to said survey as follows: Being Lot No. 9 on said Plan described as follows:

BEGINNING at an iron pin in the southerly margin of Morgan Road, said iron pin being placed at a point 1027.1 feet in an easterly direction from an ion pin at the beginning of a curve at the southeasterly intersection of Whites Creek Pike and Morgan Road; thence in an easterly direction along the southerly margin of Morgan Road, 150 feet to an iron pin; thence leaving Morgan Road, south 2 degrees 30 minutes west 1243 feet to an iron pin in a fence line; thence along said fence line north 86 degrees west 150 feet to an iron pin; thence in a northerly direction 1247 feet to the point of beginning.

Being the same property conveyed to Arnold B. Clapp and wife, Janet Clapp by deed from Ralph A. Morris and wife, Loetta G. Morris, as of record in Book 4910, page 769, and vested in Arnold B. Clapp and Janet Thompson (formerly Clapp) by Divorce Decree of record in Minute Book 141C, page 2210 First Circuit Court of Davidson County, Tennessee.

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, Except for 1977 taxes which have been prorated and assumed by Grantees.

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 24th day of May, 1977.

Arnold B. Clapp

Janet Thompson (formerly Clapp)

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 Arnold B. Clapp and Janet Thompson (formerly Clapp) 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 24 day of May, 1977.

My commission expires: 4-23-78

Notary Public

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 $ 53,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24 DAY OF May, 1977

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

WARRANTY DEED

FROM ARNOLD B. CLAPP AND JANET THOMPSON (formerly Clapp) TO KENNETH R. ADAIR AND WIFE

E 05348

IDENTIF. REFERENCE

MAY 24 2 14 PM '77

REGISTER
DAVIDSON COUNTY, TENN.

Send to:
P.O. Box 511
Gallatin, 37066

Prepared by:
ORTALE, KELLEY, HERBERT & CRAWFORD
14th Floor, 3rd National Bank Bldg.
Nashville, Tennessee 37219

DAVID S. HERBERT
23rd Floor, L & C Tower

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:

_____