BOOK 5271 PAGE 49 Hendersonville Tn 37075

WARRANTY DEED FORM 20 (REV. 4-69)

MAP	GROUP	CONT. MAP	PARCEL
159 P	7	159-I	15
160 M	7	159-I	16

For and in Consideration of the sum of Twenty Five Thousand and no/100 Dollars,

ENTERED

FEB 7 1978

THOMAS C. MARLIN
TAX ASSESSOR

83-10-310 KS

FEB 6 1978
RECD ___ 19 ___ AT 11:10 REC. IN Deed BOOK 391 PAGE 551
J. B. RIPPY, REGISTER ___ SUMNER COUNTY, TENN.

J. B. RIPPY REG.
SUMNER COUNTY, TENN.
RECORDING 6.00
STATE TAX $125.00
REG. FEE $1.50
TOTAL $ 7.50
RECPT. NO. 712456

William P. Jones and
Larry J. Lafferty have bargained and sold, and by these presents do transfer and convey unto the said Leo J. Lebkuecher and wife Patricia, as tenants by entirety, his heirs and assigns a 33 1/3% interest in the below described property for the heirs and assigns, a certain tract or parcel of land in County, State of Tennessee, as follows:

purpose of creating a Limited Partnership known as J & L Properties, Ltd. or parcel of land in Sumner County, State of Tennessee, as follows:

Certain Lots or parcels of land lying and being situated in the 5th Civil District of Sumner County, Tennessee, and described as follows:

Lots 91-100 in Addition No. 2 to Nokes Heights Subdivision of record in Plat Book 1, page 249, Register's Office of Sumner County, Tennessee, to which reference is heremade for a more complete description.

INCLUDED herein but expressly excluded herefrom is a three (3) foot section of Lots 92, 93, and 94 conveyed by deed of record in Book 204, page 82, Register's Office of Sumner County, Tennessee.

BEING the same lots or parcels of land conveyed to William P. Jones and Larry J. Lafferty by deed of record in Deed Book 382, page 537, Register's Office of Sumner County, Tennessee.

Land in the 5th Civil District of Sumner County, Tennessee, being lot 40 of Hickory Village Subdivision, Section I, as of record in Plat Book 7, page 44, Register's Office for Sumner County, Tennessee, to which reference is hereby made for a more complete description of said lot.

Being part of the same property conveyed to William P. Jones and Larry J. Lafferty by deed as of record in Deed Book 382, page 537, Register's Office for Sumner County, Tennessee.

551

APR-78 CONV 25,000.00
APR-78 W'DEED B* 6.00 * 6.00

552

Land in Davidson County, Tennessee, being lot No. 58 on the Plan of Lockeland Subdivision of the Chadwell Home Place of record in Book 57, page 135, Register's Office for Davidson, County, Tennessee.

SAID lot no. 58 fronts 50 feet on the northerly side of Woodland Street and runs back between paralled lines 170 feet to an alley.

Being the east 20 feet of Lot No. 69 and the west 20 feet of Lot No. 70 on the Map of Bryan's Addition, as of record in Book 21, page 63, Register's Office for said County.

Said parts of Said lots adjoin and front 40 feet on the north side of Truetland Street and run back between parallel lines 165 feet to an alley.

Being the same property conveyed to Henry Ray Ward and Thomas M. Ward, by deed from Agnes D. McClanahan, as of record in Book 4500, page 763, said Register's Office.

BEING lots Nos. 112 and 113 on the Plan of Sherry Heights, Section III, as of record in Book 2331, pages 126 and 127, Register's Office, for said County.

SAID Lot No. 112 fronts 174.3 feet on the westerly side of Rhine Drive and runs back between lines 235.5 feet on the southerly line and 241.0 feet on the northerly line to a dead line in the rear on which it measures 175.8 feet.

SAID Lot No. 113 fronts 185.0 feet on the westerly side of Rhine Drive and rune back between lines 241.0 feet on the southerly line and 189.0 feet on the northerly line to a broken dead line in the rear on which it measures 193.2 feet.

BEING the same property conveyed to William P. Jones and Larry J. Lafferty, from Rayford E. Busby of record in Deed Book 5207, Page 441, Register's Office, Davidson County, Tennessee.

E 58722

IDENTIF. REFERENCE

APR 7 3 18 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said Leo J. Lebkuecher and wife Patricia heirs and assigns, forever. And we do covenant with the said Leo J. Lebkuecher and wife Patricia that we are lawfully seized and possessed of said land in Fee Simple; have a good right to convey it, and the same is unincumbered.

And we do further covenant and bind ourselves heirs and representatives, to warrant and forever defend the title to said land to the said buyers heirs and assigns, against the lawful claims of all persons whomsoever. A lien is expressly retained upon the property herein conveyed to secure all the deferred payments of purchase money.

Witness hand, this 13 day of January, 1978

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Larry Lafferty

ACKNOWLEDGMENT BEFORE NOTARY PUBLIC.

BOOK 5271 PAGE 51

STATE OF TENNESSEE COUNTY

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 25,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Affiant

Subscribed and sworn to before me, this the 13th day of Jan, 19 78

Notary Public

My commission expires 10-18-81

ACKNOWLEDGMENT BEFORE NOTARY PUBLIC

STATE OF TENNESSEE Sumner COUNTY

Personally appeared before me, Cheryl Sue Parks, a Notary Public in and for said County and State, the within named William P. Jones and Larry J. Lafferty, d/b/a, J & L Properties

the bargainor , 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 Hendersonville Tennessee, this 13th day of Jan, 19 78

My Commission Expires 10-18, 19 81

Notary Public:

STATE OF TENNESSEE, COUNTY.

Register's Office, , 19

I, , Register of said County, do certify that the foregoing Deed and Certificate are registered in said office, in Book No. , page ; that they were received , 19 , at o'clock M., and entered in Note Book , Page 553