WARRANTY DEED

BOOK 5302 PAGE 375

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DOUGLAS TRUMAN SPENCER, et ux		30
(NAME)	(NAME)	
3507 St Lawrence Dr	same	88
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Joelton TN 37080		14D 11645
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN AND NO/100----($10.00)----------

----------*DOLLARS*

and other good and valuable considerations, receipt of which is hereby acknowledged,

We, Maurice R. Bachlotte and wife, Gladys F. Bachlotte

have bargained and sold, and by these presents do transfer and convey unto the said Douglas Truman Spencer and wife, Judy D. Spencer, their

heirs and assigns, a certain tract or parcel of land in Davidson *County, State of Tennessee, described as follows, to-wit:*

A Tract of land in the 14th Civil District of Davidson County, Tennessee, described according to a survey by John M. Sullivan, Civil Engineer, February 14, 1957, as follows:

Beginning at a point in the center of Old Hickory Boulevard, at the intersection of the same and a point in the eastern boundary line of the Felix Dickerson property, as shown on said Survey; thence South 32° east 133.3 feet; thence South 34° 14' east 56.1 feet; thence South 29° 21' east, 381.2 feet; thence South 34° 20' east 67.5 feet; thence South 19° 17' east 92.1 feet; thence South 5° 1' east 304.4 feet to an old iron pin; thence South 72° east 254 feet to an old iron pin in Wehrenberg's northern boundary line; thence north 47° east 330 feet; thence north 32° 14' east, 38.4 feet; thence north 62° 02' east 200 feet; thence North 59° 36' east 100 feet; thence north 71° 36' east 124 feet; thence North 65° 34' east, 150 feet; thence north 74° 11' east 204 feet; thence North 26° 09' east 104.5 feet to an old iron pin; thence North 14° east 632 feet to the center of Old Hickory Boulevard; thence with the center of same, North 38° 32' west 261.5 feet to the beginning of a curve; thence around said curve, having a radius of 402.4 feet, northwesterly 309.2 feet; thence leaving the center of said Old Hickory Boulevard, South 62° 30' west 191.6 feet; thence south 33° 26' west 60 feet; thence South 54° 49' west 82 feet; thence South 35° 52' west 85 feet; thence south 77° 32' west 100 feet; thence South 61° 53' west 100 feet; thence South 82° 8' west 190.1 feet to the center of Old Hickory Boulevard; thence with the center of said Boulevard, South 69° 58' west 500 feet, South 70° 22' west 200 feet; and south 69° 52' West 32.7 feet to the beginning, containing 36 acres, more or less.

continued on next page.....

STATE OF TENNESSEE
COUNTY OF DAVIDSON The ctual consideration or value whichever is greater, for this transfer is $ 750.00

Subscribed and sworn to before me, this the 5th day of April 1978

Affiant

My commission expires: December 17, 1979 Notary Public

(Affix Seal)

Included in the above description but expressly excluded from this conveyanc are the below described tracts:

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Tract 1:

Being a 3.1 acres of land in the 14th Civil District, Davidson County, Tennessee described according to a survey made by Wayne R. Cooper, dated November 20, 1971, as follows:

Beginning at a point in the southerly margin of Old HIckory Boulevard thence; South 29° 15' East 174.79' to an iron pin; thence South 27° 59' East 264.93' to an iron pin; thence S 30° 45' East 224.24' to a stake; thence North 85° 02' East 212.01' to a stake; thence North 30° 34' West 605.00' to an iron pin; thence South 73° 19' West 210.0 feet to the point of beginning.

Tract 2:

A portion of the original 36.52 acre tract lying in the 14th Civil District of Davidson County, Tennessee, of record in Book 3829, page 876, Register's Office for Davidson County, Tennessee.

Said Tract No. 2 begins at an iron pin in the south margin of Old Hickory Boulevard 210.0 feet from the Northwest corner of original M. R. Bachlotte property; thence N 72° 19' E 79.72 feet to an iron pin and fronting Old Hickory Boulevard; thence N 72° 00' E 140.28 feet to a stake and fronting on Old Hickory Boulevard; thence S 30° 34' East 584.0 feet to a stake; thence S 64° 32' W 220.0 feet to an iron pin; thence N 30° 34' W 605.0 feet to the point of beginning containing 3.02 acres according to a survey by Wayne S. Cooper, Surveyor, Certificate No. 17.

Tract 3:

Being Tract No. 3 of said property containing 3.6 acres, in Davidson County, surveyed by Wayne S. Cooper, Sr., on February 10, 1972, not of record.

Beginning at the iron pin at the easterly margin of the Dickerson property recorded in Book 649, page 341, and continuing from this point in a counter-clockwise manner, the said tract is described as follows:

unimproved ( )
This is improved (X) property, known as 1 Old Hickory Blvd., Whites Creek TN (House Number) (Street) P. O. Address: (City or Town) Continued on next page

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Douglas Truman Spencer and wife, Judy D. Spencer, their *heirs and assigns, forever.*

And we *do covenant with the said* Douglas Truman Spencer and wife, Judy D. Spencer *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.*

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.*

Witness our *hand* s *this* 29th *day of* March, *19*78, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

THIS INSTRUMENT WAS PREPARED BY:
DOUGLAS R. BERRY
907 TWO MILE PKY.
GOODLETTSVILLE, TN 37072

Maurice R. Bachlotte
MAURICE R. BACHLOTTE

Gladys F. Bachlotte
GLADYS F. BACHLOTTE

STATE OF
COUNTY OF

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State, the within named* Maurice R. Bachlotte and Gladys F. Bachlotte

*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 ....., *Tennessee, this* ..... *day of* 29th March, *19* 78.

Notary Public, State of Florida at Large
My Commission Expires January 30, 1980

..... *Notary Public.*

Commission Expires .....

STATE OF .....
COUNTY OF .....

Personally appeared before me, ..., *a Notary Public in and for said County and State, the within named* .....

the bargainor....., *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* ..... *day of* ....., *19*.....

....., *Notary Public.*

Commission Expires .....

STATE OF TENNESSEE
COUNTY OF

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 .....

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IDENTIFICATION REFERENCE

JUN 23 9 07 AM '78

FELIX Z. [illegible] REGISTER
DAVID [illegible]

WARRANTY DEED

FROM

MAURICE R. BACHLOTTE, et ux

TO

DOUGLAS TRUMAN SPENCER, et ux

TITLE INSURED BY POLICY NUMBER:

Compliments of

Title Associates, Inc.

REPRESENTING

USLIFE TITLE INSURANCE
Company of New York

South 68° 52' E 160.15 feet; N 29° 30' E 510.0 feet; N 5° 00' W 175.4 feet; S 64° 32' W 220.0 feet; S 58° 02' W 212.01'; N 2° 56' W 41.89 feet; S 1° 54' W 310.45 feet to the point of beginning.

Tract 4:

Being Tract No. 4 of said property containing 10.6 acres, in Davidson County, surveyed by Wayne S. Cooper, Sr., on February 10, 1972, not of record.

Beginning at the iron pin at the center point Tract No. 4 common to S. W. corner of Tract No. 3, and continuing from this point in a counter-clockwise manner, the said tract is described as follows:

S 68° 52' E 88.0 feet' N 64° 05' E 1220.0 feet; N 2° 50' W 350.0 feet; S 79° 32' W 732.2 feet; S 64° 32' W 225.0 feet; S 5° 00' E 175.4 feet; S 29° 30' W 510.0 feet to the point of beginning.

Being a part of the same property conveyed to Maurice R. Bachlotte and wife, Gladys F. Bachlotte by deed from Margaret Simpkins Merritt, Nancy Belle Simpkins Perry, Betty Sue Simpkins Binkley, Evalena Simpkins Hayes and James B. Simpkins of record in Book 3829, page 876, Register's Office for Davidson County, Tennessee, containing 13.59 acres, more or less.

JUN23	CONV	*9,750.00				
JUN23 S TAX			B*	25.22		
JUN23 PR FEE			B*	.50		
JUN23	W DEED		B*	3.00	*	33.72