This instrument prepared by: Homer R. Ayers, Attorney at Law,
223 Madison Street, Madison, Tennessee 37115

WARRANTY DEED

BOOK 5340 PAGE 682

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BOBBY RAGER, ET UX	Same	Map-006-00
Box 185A, Bakers Road (NAME)	(NAME)	Par-32.2
Goodlettsville, Tenn (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
(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, receipt of which is hereby acknowledged,

TOMMY ENGLAND, single, hereinafter referred to as Grantor,

have bargained and sold, and by these presents do transfer and convey unto the said BOBBY RAGER AND WIFE, HELEN RAGER, hereinafter referred to as Grantees, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Tract No. 10 of the unrecorded subdivision of the Myers property on Bakers Station Road in the 10th Civil District, and described according to a survey by Odo E. Rhodes as follows:
Beginning at a point in the L & N Railroad right-of-way, a corner to Chappell; thence with said L & N Railroad right-of-way S 18° East 145 feet, more or less, to the corner of Tract # 9; thence with Tract # 9 and crossing Bakers Station Road, S 78° 30' West 863 feet more or less, to a point; thence along the rear line of Tract Nos. 9 and 8, S 29° East 227 feet, more or less, to the corner of Tracts No. 8, 7 and 1; thence with Tract # 1, S 78° 30' West 200 feet, more or less to a point; thence North 73° West 345 feet, more or less, to a point; thence N 1° West, 932 feet, more or less, to a point in center of road; thence following road N 75° East 199 feet, more or less to a point; thence continuing with road S 52° 30' East 207 feet, more or less; thence S 61° East 79 feet, more or less; thence S 69° 30' East 176 feet, more or less; thence S 42° 30' East 56 feet, more or less; thence S 34° 15' East 400 feet, more or less, thence S 69° East 32 feet, more or less; thence with road to the center of a curve and continuing on N 72° East 332 feet, more or less, to the point of beginning, and containing 14.7 acres, more or less.

(continued)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 30,000.00

Subscribed and sworn to before me, this the 26th day of September, 19 78

Helen G. Rager
Affiant

My commission expires:
HOMER R. AYERS
Notary Public, State of Tenn. at Large
Commission Expires 2-14-81
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENN.

Being the same property conveyed to Tommy England by deed from Larry Nash and wife, Charlene A. Nash, of record in Book 4946, page 450, Register's Office for Davidson County, Tennessee.

SEP 21 78	CONV	30,000.00			
SEP 21 78	S'TAX		B*	78.00	
SEP 21 78	PR'FEE		B*	.50	
SEP 21 78	W'DEED		B*	6.00	* 84.50

unimproved ( )
This is improved ( ) property, known as ..... (House Number) ..... (Street) ..... P. O. Address: ..... (City or Town)

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 I *do covenant with the said* Grantees *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And I *do further covenant and bind* myself, my *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 my *hand this* 20th *day of* September, *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.*

Tommy England

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

TOMMY ENGLAND

the 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 Madison, *Tennessee, this day of* September, *19* 78.

H. R. AYERS NOTARY PUBLIC AT LARGE TENNESSEE

Notary Public.

HOMER R. AYERS
Notary Public, State of Tenn at Large
Commission Expires 2-14-81

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 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.....

E89902

IDENTIF. REFERENCE

SEP 21 9 59 AM '78

FELIX Z. MILLSOM REGISTER
DAVIDSON COUNTY, TENN.