This instrument prepared by: Thomas E. Stewart, Attorney, 223 Madison Street, Madison, Tennessee 37115

mail

WARRANTY DEED

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ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
HENRY D. DRIVER (NAME)	SAME (NAME)	Map 40
237 Riverside Dr. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 92
Nashville TN 37206 (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,

FRED J. COBB AND WIFE, JESSIE ANN COBB, hereinafter referred to as Grantors,

.....*have bargained and sold, and by these presents do transfer and convey unto the said* HENRY D. DRIVER, hereinafter referred to as Grantee, his .....

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

Land in the 12th Civil District of Davidson County, Tennessee, described according to a survey by Stephen A. Draper, Surveyor, dated February 1, 1962, as follows:

Beginning at a point in the center line of Knight Road, the northwest corner of a 68.1 acre tract conveyed to Frances Marie Southerland, et als, of record in Book 3374, page 573, Register's Office for Davidson County, Tennessee; thence with the center line of said Knight Road, North 7 deg. 20 min. West, 120 feet; thence leaving said Road and with a fence line the following calls and distances, North 9 deg. 40 min. East 470 feet; North 7 deg. 10 minutes West 1320 feet to a corner post; thence South 85 deg. 15 min. East 1032 feet to a hackberry at a corner; thence North 3 deg. 30 min. East 3423 feet to a corner; thence South 87 deg. East 858 feet to a corner; thence South 1 deg. west 1066 feet to a corner; thence South 56 deg. East 1035 feet to a stone and 24-inch white oak, another corner; thence South 31 deg. West 413 feet; South 42 deg. 32 min. West 501 feet to a 6-inch hackberry; thence South 5 deg. 15 min. West 561 feet to a 16-inch hackberry; thence South 64 deg. 15 min. West 331 feet; thence South 5 deg. 30 min. West 290 feet, the northeast corner of the said 68.1 acre tract conveyed to Frances Marie Southerland (Supra) thence with Southerland's north and west line and along a fence line, the following courses and distances; North 72 deg. West 431 feet; South 86 deg. West 254 feet to an iron pin; thence South 35 deg. West 569 feet; thence North 40 deg. West 62 feet; thence South 41 degrees 30 min. West 941 feet; South 33 deg. 40 min. West 311 feet, South 9 deg. 40 min. West 250 feet to the point of beginning,

(continued)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 110,000.00

Subscribed and sworn to before me, this the 24th day of January 1979

Henry D. Driver
Affiant

My commission expires: 2/18/80 (Affix Seal)

Notary Public

STATE TAX PAID
DAVIDSON COUNTY

containing a total of 117.7 acres, more or less.

BEING the same property conveyed to Fred J. Cobb by deed from William Jennings Bryan Murphree and wife, Nell Thomas Murphree, of record in Book 3855, page 803, Register's Office for Davidson County, Tennessee.

INCLUDED in the above description but EXCLUDED from this conveyance is a portion of the above described premises having been conveyed to James L. Shumaker and wife, Lynn A. Shumaker, by deed from Fred J. Cobb, et ux, of record in Book 4766, page 887, said Register's Office, and being more particularly described as follows:
Land in the 12th Civil District of Davidson County, Tennessee, being a part of the Fred J. Cobb property and described as follows: Beginning at a point in the west line of the Fred J. Cobb property this point being 425 feet northeast of the center of Knight Road along the north side of a private road; thence North 7° 30' West for a distance of 995.0 feet to a point in an old fence line, the west line of this property. Thence South 36° 56' East for a distance of 1000.0 feet to a point. Thence South 67° 15' West for a distance of 505.0 feet to a point. Thence South 59° 10' West for a distance of 20.5 feet to a point, the point of beginning.

Jessie Ann Cobb joins in this conveyance for the purpose of conveying any right, title or interest in and to said property which she may have, marital or otherwise.

JAN26 79 CONV 90,000.00
JAN26 79 CONV 20,000.00 } 110,000.00
JAN26 79 S'TAX D* 236.00
JAN26 79 PR'FEE B* .50
JAN26 79 W'DEED D* 6.00 * 292.50

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 Grantee, his *heirs and assigns, forever.*

And we *do covenant with the said* Grantee *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* Grantee, his *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 24th *day of* January, *19* 79, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Fred J Cobb
Jessie Ann Cobb

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

FRED J. COBB AND WIFE, JESSIE ANN COBB

the bargainors, 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 Madison, Tennessee, this 24th day of January, 19 79.

Mach J. Mathews, Notary Public.

Commission Expires 2/18/80

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

FILED
JAN 26 9 53 AM '79
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.
IDENTIF. REFERENCE