TAXES ARE TO BE PAID BY:

P.E. Dempsey III
PO 1422
Nashville, Tn

BOOK 5444 PAGE 440

THIS INSTRUMENT PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES, BY:
JERE N. McCULLOCH
ATTORNEY AT LAW
207 NORTH CUMBERLAND STREET
LEBANON, TENNESSEE 37087

Map 135-11 Parcel 13.00

D E E D

FOR AND IN CONSIDERATION of the sum of Sixty-two Thousand Five Hundred Dollars ($62,500.00), cash in hand paid, the receipt of which is hereby acknowledged, we, LARCO, a Tennessee partnership composed of Don Adkins and Norman Rollins, have this day bargained and sold and by these presents do hereby transfer and convey unto PERCEY E. DEMPSEY, III, and JAMES R. WILLIAMS, as tenants in common, their heirs and assigns, forever, the following tract or parcel of land, situated and lying in the 2nd Civil District of Davidson County, Tennessee, bounded and described as follows, to-wit:

Being Lot No. 13 on the plat of the resubdivision of Tract 17 of Nashboro Village of record in Book 5200, page 28, Register's Office for Davidson County, Tennessee, towhich reference is hereby made and being more particularly described as follows:

Beginning at a point in the northerly margin of Longhunter Circle, said point being the southwest corner of this lot; thence leaving said road North 00° 30' East 93.81 feet to a point, being the northwest corner of this lot; thence South 61° 33' East 102.00 feet to a point, being the northeast corner of this lot; thence South 08° 26' East 15.63 feet to a point; thence following a curve and/or arc 40.51 feet to a point in the northerly margin of Longhunter Circle; thence following a curve and/or arc in said road 34.52 feet to a point; thence following said road North 89° 30' West 36.02 feet to the point of beginning, according to said plat and survey.

Being a portion of the same property conveyed to LARCO, a Tennessee partnership composed of Darwin Lankford, Don Adkins and Norman Rollins, by virtue of the deed from Timothy Turner, Trustee, as shown of record in Book 5246, page 226, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto belonging, unto the said Percey E. Dempsey, III, and James R. Williams, as tenants in common, their heirs and assigns, in fee simple, forever.

WE COVENANT with said Grantees that we are lawfully seized and possessed of said property; that we have a good and lawful right to make this conveyance; that the same is free, clear and unencumbered; and that we will ofrever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

Darwin Lankford has heretofore sold and conveyed all of his interest in said LARCO partnership unto the said Don Adkins and Norman Rollins. Darwin Lankford joins in this conveyance for the purpose of conveying any and all interest he might have in the subject property. This instrument is being executed by Jere N. McCulloch, as attorney-in-fact for Darwin Lankford, by virtue of the Power of Attorney of record in Book 5426, page 218, in the Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the Declaration of Covenants and Restrictions in Book 4827, page 14, made applicable to subject property by Supplemental Declaration of Covenants and Restrictions in Book 5245, page 297; and further subject to the easements of record in Book 4821, page 105-112, all of record in said Registers Office for Davidson County, Tennessee. By instrument of record in Book 5383, page 716, the minimum building setback line along the front was changed to 13 feet and along the rear to 15 feet.

Possession shall be given with delivery of this deed.

WITNESS OUR SIGNATURES hereto this 1st day of June, 1979.

Don Adkins
DON ADKINS

Norman D. Rollins
NORMAN ROLLINS

Darwin Lankford by
DARWIN LANKFORD
Jere N McCulloch
attny in fact

The actual consideration or value, whichever is greater for this transfer is $ 62,500.00

Percy E Dempsey III
AFFIANT

Sworn and subscribed to before me this 1st day of June, 1979

Barry Watson
NOTARY PUBLIC

My commission expires: July 15, 1982

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

BOOK 5444 PAGE 442

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, the within named bargainor, Don Adkins, with whom I am personally acquainted, and who acknowledged to me the execution of the foregoing instrument for the purposes contained therein.

WITNESS my hand and seal this 1st day of June, 1979.

Gay Watson
NOTARY PUBLIC

My commission expires: July 18, 1982

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, the within named bargainor, Norman Rollins, with whom I am personally acquainted, and who acknowledged to me the execution of the foregoing instrument for the purposes contained therein.

WITNESS my hand and seal this 1st day of June, 1979.

Gay Watson
NOTARY PUBLIC

My commission expires: July 18, 1982

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, the within named Jere N. McCulloch, Attorney-in-Fact for Darwin Lankford by virtue of the Power of Attorney of record in Book 5426, page 218, Register's Office for Davidson County, Tennessee, and who acknowledged to me the execution of the foregoing instrument for the purposes contained therein.

WITNESS my hand and seal this 1st day of June, 1979.

Gay Watson
NOTARY PUBLIC

My commission expires: July 18, 1982

F.3251.1
IDENTIF. REFERENCE
JUN 4 10 46 AM '79
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 5444 PAGE 443

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			62500.00- CO	
			162.50 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 169.00-	
6830A06/04/79			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 3 2 5 1 1

IDENTIF. REFERENCE

JUN 4 10 48 AM '79
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 687842