BOOK 5599 PAGE 576

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
H. Wayne Jackson & Don Massey (NAME:)	Same (NAME:)	MAP NO. 61-14
3409 Gallatin Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PARCEL NO. 8
Nashville, Tennessee 37206 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of

----------Fifteen Thousand Three Hundred and No/100------*DOLLARS*

($15,300.00), the undersigned, Central Precision, Incorporated (formerly Central Machine Products, Inc.), a Tennessee Corporation,

have bargained and sold, and by these presents do transfer and convey unto the said H. Wayne Jackson and Don Massey and their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Land in Davidson County, being Lot No. 170 and the west 19 feet 6 inches of Lot No. 169 on the Map of Maplewood Heights, Second Subdivision, as of record in Book 547, pages 103 and 104, Register's Office for said County.

Said Lot and part of Lot adjoin and front together 69.8 feet on the north side of Ben Allen Road, as now widened, and run back 327.6 feet on the west line, along the east margin of Hutson Street, and 320 feet, more or less, on the east line of part of Lot No. 169 to a dead line in the rear on which they measure 69.5 feet.

INCLUDED in the above description, but EXPRESSLY EXCLUDED therefrom is that portion of the premises conveyed to Metropolitan Government of Nashville, and Davidson County, Tennessee, by deed from Central Precision, Inc., of record in Book 5251, page 943, Register's Office for Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being a part of Lot No. 170, and the west 19.5 feet of Lot No. 169 on the Map of Maplewood Heights Second Subdivision, as of record in Book 547, pages 103 and 104, Register's Office for said County.

Beginning at the present intersection of the northern margin of Ben Allen Road with the eastern margin of Hutson Avenue; thence in a northerly direction with the eastern margin of

(continued on next page)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $15,300.00

Affiant

Subscribed and sworn to before me, this the 7th day of May 1980.

Notary Public

My commission expires: July 5, 1981

(Affix Seal)

Hutson Avenue for a distance of 27.80 feet, more or less, to a point; thence in a southerly and easterly direction along a curve to the left having a radius of 25 feet and central angle of 96 deg. 04' 20" for a distance of 41.92 feet, more or less, to the northern margin of Ben Allen Road; thence in a westerly direction with said northern margin of Ben Allen Road for a distance of 27.80 feet, more or less, to the point of beginning, containing in area approximately 171 square feet, more or less.

Being the same property conveyed to Central Machine Products, Inc., by deed from Thomas C. Thompson and wife Ruth Dean Thompson, and Frank T. Bellar and wife Rebecca Anne Bellar, of record in Book 4624, page 310, Register's Office for Davidson County, Tennessee. The said Central Machine Products, Inc., having since changed its name to Central Precision, Incorporated by amendment to its charter.

unimproved ( )
This is improved (XX) property, known as 707 Ben Allen Road, Nashville, Tennessee 37216
(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 H. Wayne Jackson and Don Massey, and their *heirs and assigns, forever.*

And Grantor *do covenant with the said* Grantees *that* it is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*, except property taxes for 1980, the same being assumed by Grantees and an easement for sanitary sewers and/or storm drainage as of record in Book 4403, Page 61, Register's Office for Davidson County, Tennessee.

And Central Precision, Incorporated *do further covenant and bind* itself and its successors and assigns *to warrant and forever defend the title to the said land to the said* H. Wayne Jackson and Don Massey and their *heirs and assigns against the lawful claims of all persons whomsoever. Witness* our *hands this* 7th *day of* May, *19* 80, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

CENTRAL PRECISION, INCORPORATED
BY: Ronald W. Campbell, Pres.
Robert E. Walker, Sec.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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....., Tennessee, this..... day of....., 19.....

....., 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 DAVIDSON

Before me, ROLLIE L. WOODALL, *a Notary Public of the State and County aforesaid, personally appeared* RONALD W. CAMPBELL *and* ROBERT E. DABBS, *with whom I am personally acquainted, and who, upon oath, acknowledged* themselves *to be* President and Secretary *of the* CENTRAL PRECISION, INCORPORATED, *the within named bargainor, a corporation, and that* they *as such* President and Secretary, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* themselves *as* President and Secretary.

Witness my hand and seal, at office in Nashville, Tennessee
this 7th *day of* May, *19* 80.

Rollie L. Woodall
Notary Public

Commission Expires July 5, 1981.

ROLLIE L. WOODALL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

WARRANTY DEED

FROM

CENTRAL PRECISION, INCORPORATED

TO

H. WAYNE JACKSON

and DON MASSEY

THIS INSTRUMENT PREPARED BY:

ROLLIE L. WOODALL
Attorney at Law
213 FIFTH AVENUE NORTH
NASHVILLE, TENN. 37201
(615) 254-5445

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Deadrick Street
Phone 255-4631
NASHVILLE, TENNESSEE 37208

F88466

781 MAY 08 52.28- CHECK

IDENTIF. REFERENCE

MAY 8 8 53 AM '80

FELIX A. JOHNSON III REGISTER
DAVIDSON COUNTY, TENN.

BOOK 5599 PAGE 579

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5599 PAGE 580

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
7811A05/08/80		15300.00-	CO	
			39.78	CO TX
			.50	PRFEE
			12.00	WDEED
			CHECK	52.28-
			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 88466

IDENTIF. REFERENCE

MAY 8 8 53 AM '80

REGISTER OF DAVIDSON COUNTY, TENN.

No. 756547