7518

07/02 1654 10- CHECK

THIS INSTRUMENT PREPARED BY:
HAMILTON MORTGAGE DIVISION
5801 Peachtree-Dunwoody Road, N.E.
Atlanta, Georgia 30342

BOOK 5620 PAGE 242

ADDRESS NEW OWNERS:	SEND TAX BILLS TO:	MAP AND PARCEL NOS.:
Clifton and Carver, Inc.	SAME	Map 25
105 Memorial Drive		Parcel 69
Goodlettsville, TN 37072		

TENNESSEE LIMITED WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, HAMILTON CORPORATION, successor to Hamilton Mortgage Corporation, by corporate name change, a Tennessee corporation, (hereinafter called "Grantor"), d/b/a Hamilton Mortgage Division, has this day bargained and sold, transferred and conveyed, and by these presents does bargain, sell, transfer and convey unto CLIFTON AND CARVER, INC., (hereinafter called "Grantee"), its successors and assigns, certain Real Estate in Davidson County, Tennessee, being more particularly described as follows:

A tract of land in the 10th Civil District of Davidson County, Tennessee, described according to a survey by Southern Land Surveying Company, Inc., March 20, 1974, containing 12.087 acres and being more particularly described on Exhibit "A", attached hereto and by this reference incorporated herein.

TO HAVE AND TO HOLD the said real estate unto the said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever claiming by, through or under Grantor, but not further or otherwise.

IN WITNESS WHEREOF, Grantor has caused this Deed to be executed on this the 27th day of June, 1980.

The actual consideration or value, whichever is greater, for this transaction is $61,000.00 Clifton & Carver

By: T.M. Carver
Affiant

Subscribed and sworn to before me, this the 1st day of July, 1980.

Darlene R. Brown
Notary Public

My commission expires:
7-17-83

HAMILTON CORPORATION

BY: _____
DOUGLAS B. SPOHN, President
of Hamilton Mortgage Division

ATTEST: Wade D. Bridges
WADE D. BRIDGES, Secretary
of Hamilton Mortgage Division

(CORPORATE SEAL)

STATE OF GEORGIA
COUNTY OF FULTON

BEFORE ME, LEE SMITH, of said State and County, personally appeared Douglas B. Spohn AND Wade D. Bridges, with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be the President AND Secretary, respectively, of HAMILTON MORTGAGE DIVISION, for the within named bargainor, a corporation, and that they as such officers, 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 Atlanta, Georgia, this 27th day of June, 1980.

Lee Smith
NOTARY PUBLIC

(SEAL)

My commission expires:
Notary Public, Georgia, State at Large
My Commission Expires Feb. 28, 1983

EXHIBIT "A"

A tract of land in the 10th Civil District of Davidson County, Tennessee, described according to a survey by Southern Land Surveying Company, Inc., March 20, 1974, as follows:

BEGINNING on the southerly margin of Old Dickerson Pike at the intersection of the same and a point in the westerly line of the property conveyed to Paul M. Finhalt by deed of record in Book 3616, Page 577; Register's Office for Davidson County, Tennessee; thence South 14 degrees 16 minutes 00 seconds West 219.13 feet; thence South 75 degrees 46 minutes 56 seconds East 136.72 feet; thence South 53 degrees 06 minutes 20 seconds East 267.05 feet to a point in the westerly margin of New Dickerson Pike; thence with the said margin South 20 degrees 09 minutes 10 seconds West 1,025.54 feet; thence North 68 degrees 49 minutes 18 seconds West 307.62 feet to a point in the southeast corner of a tract of land conveyed to Katherine Taylor by deed of record in Book 834, Page 92, Register's Office for Davidson County, Tennessee; thence North 87 degrees 27 minutes 48 seconds West 344.93 feet; thence North 17 degrees 31 minutes 31 seconds West 339.26 feet; thence North 75 degrees 40 minutes 11 seconds East 124.07 feet; thence South 41 degrees 47 minutes 51 seconds East 124.50 feet; thence North 76 degrees 18 minutes 30 seconds East 340.27 feet to a point in the westerly line of the property conveyed to J. H. Sawyer and wife, Bernice C. Sawyer by deed of record in Book 1905, Page 485, Register's Office for Davidson County; thence North 14 degrees 26 minutes 11 seconds East 934.88 feet to a point in the southerly margin of Old Dickerson Pike; thence with said margin North 81 degrees 14 minutes 00 seconds East 25.55 feet to the point of beginning containing 12.087 acres, more or less.

F 95985

IDENTIF. REFERENCE

JUL 2 11 28 AM '80

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

[redacted] MAP PARCEL NUMBERS

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5620 PAGE 244

RECEIVED OF _____

FOR _____

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
			61000.00- CO	
			158.60 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 165.10-	
7518A07/02/80			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F.959885

IDENTIF. REFERENCE

JUL 2 11 28 AM '80

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 765882