8965 10/17 335.14- CHECK

# WARRANTY DEED

BOOK 5666 PAGE 98

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 126,429.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF Oct. 1980

Notary Public

MY COMMISSION EXPIRES: 11-12-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILLIAM G. TRABER, ATTORNEY, 107 DONELSON PIKE, NASHVILLE, TENNESSEE 37214T
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| LINCOLN PAYNE (NAME) | SAME (NAME) | Map 76 |
| 4665 CHANDLER ROAD (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | Par 28.1s |
| HERMITAGE, TN. 37076 (CITY) (STATE) (P. O. ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, B.K. BARNES AND WIFE, DOROTHY JOYCE BARNES

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LINCOLN PAYNE AND WIFE, BEVERLY PAYNE

HEREINAFTER CALLED THE GRANTEES, 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, TENNESSEE, BEING A CERTAIN TRACT OR PARCEL OF LAND IN THE 4TH CIVIL DISTRICT OF DAVIDSON COUNTY , TENNESSEE, DESCRIBED ACCORDING TO A SURVEY BY SOUTHERN LAND AND ASSOCIATES, INC. OF NASHVILLE, TENNESSEE DATED JANUARY 10, 1979 AS FOLLOWS:

BEGINNING AT A POINT IN THE CENTER LINE OF CHANDLER ROAD SAID POINT BEING EASTERLY 1500 FEET MORE OR LESS FROM THE INTERSECTION OF CHANDLER ROAD AND TULIP GROVE, THENCE WITH THE CENTERLINE OF CHANDLER ROAD, EASTWARDLY 340.8 FEET MORE OR LESS TO A POINT, THENCE SOUTHERLY ON A BROKEN LINE 328.1 FEET AND 492.0 FEET; THENCE WESTERLY ACROSS THE REAR OF SAID TRACT 408.5 FEET MORE OR LESS TO A POINT, THENCE NORTHERLY 701.0 FEET TO THE CENTERLINE OF CHANDLER ROAD TO THE POINT OF BEGINNING, AND CONTAINING 6.5 ACRES MORE OR LESS.

BEING THE SAME PROPERTY CONVEYED TO B.K. BARNES BY DEED FROM WENDELL ETHERIDGE AND WIFE, PHYLLIS ETHERIDGE OF RECORD IN BOOK 5388, PAGE 752, SAID REGISTER'S OFFICE.

DOROTHY JOYCE BARNES POWER OF ATTORNEY TO B.K. BARNES IS OF RECORD IN BOOK 5551, PAGE 236, SAID REGISTER'S OFFICE.

This is unimproved ( ) improved (X) property, known as RT. 2 CHANDLER ROAD, HERMITAGE, TN.
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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 we do covenant with the said GRANTEES 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, unless otherwise herein set out; 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness MY hand this 16th day of OCTOBER, 1980

X B.K. BARNES

Dorothy Joyce Barnes

By [illegible] Attorney in fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5666 PAGE 99

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named B.J. BARNES

the bargainor S, 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 NASHVILLE, TN. this the 16th day of OCTOBER, 1980

Commission Expires 11-12-80

Notary Public

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

ON THIS 16TH DAY OF OCTOBER, 1980, BEFORE ME PERSONALLY APPEARED B.K. BARNES, TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT IN BEHALF OF DOROTHY JOYCE BARNES AND ACKNOWLEDGED THAT HE EXECUTED THE SAME AS THE FREE ACT AND DEED OF SAID DOROTHY JOYCE BARNES.

SWORN TO AND SUBSCRIBED BEFORE ME, A NOTARY PUBLIC THIS THE 16TH DAY OF OCTOBER, 1980.

NOTARY PULBIC

MY COMMISSION EXPIRES: 11-12-80

G. I. 3 0 5 6

IDENTIF. REFERENCE

OCT 17 1 05 PM '80

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

Mail to:
William G. Traber
P. O. Box 140265
Nashville, Tenn. 37214

WARRANTY DEED

FROM
B.K. BARNES ET UX

TO
LINCOLN PAYNE ET UX

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. — Livery of Seisin

Compliments of

Title Associates, Inc.

REPRESENTING

U.S.LIFE TITLE INSURANCE
Company of New York

RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5666 PAGE 100

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 |
|---|---|---|---|---|
| | | | 126429.00- CO | |
| | | | 328.64 CO TX | |
| | | | .50 PRFEE | |
| | | | 6.00 WDEED | |
| | | | CHECK 335.14- | |
| 8965A | 10/17/80 | | BAL .00 | |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G.I.30566

IDENTIF. REFERENCE

OCT 17 1 05 PM '80

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

No. 786600