WARRANTY DEED

BOOK 5714 PAGE 87

STATE OF TENNESSEE }
COUNTY OF WILSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 9500.00

Margaret Sloan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 20th DAY OF February, 1981

Columbia Taylor
Notary Public

MY COMMISSION EXPIRES: 4-24-82

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
ROBINSON & GWIN, ATTYS., 225 Lebanon Rd., P.O. Box 40, Mt. Juliet, TN. 37122
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Leonard Peek, Trustee (NAME)	-SAME- (NAME)	Map 87
Route 1 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 119
Hermitage Tenn. 37076 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	4D-11366

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, M. P. SULLIVAN, JR. and wife, PATRICIA SULLIVAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LEONARD PEEK, TRUSTEE

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 lying in the Fourth Civil District of Davidson County, Tennessee, and described according to a survey of John D. McCormick dated November 25, 1978, as follows:

Beginning at a point in the southerly margin of Central Pike, being the present northeast corner of a tract of land conveyed to M. P. Sullivan, Jr. et ux, as recorded in Book 4737, page 898, Register's Office of Davidson County, Tennessee, thence South 86 deg. 25' East 70 feet along the said southerly margin of Central Pike to an iron pin; thence South 1 deg. 17' West 325.7 feet to an iron pin; thence North 89 deg. 58' West 70 feet to an iron pin, said point being the southeast corner of the tract described in Book 4737, page 898, above referenced; thence North 1 deg. 17' East 330.0 feet to the point of beginning and containing 0.5 plus acre, more or less.

Being the same property conveyed to M. P. Sullivan, Jr. and wife, Patricia Sullivan by virtue of a deed from Helen Sullivan, a widow, of record in Book 5382, page 676, Register's Office of Davidson County, Tennessee.

This is unimproved ( ) improved ( ) property, known as Rt. 1 Central Pike, Hermitage, Tennessee 37076
(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 our hands this 20th day of February, 1981

M. P. SULLIVAN, JR.
M. P. Sullivan, Jr.

PATRICIA SULLIVAN
Patricia Sullivan

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STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named M. P. Sullivan, Jr. and wife, Patricia Sullivan

M. P. Sullivan Jr.
Patricia Sullivan

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 Hermitage, Tennessee this 20th day of February, 1981

Commission Expires 4-4-81 Connie Taylor, Notary Public.

STATE OF _____
_____ County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon {his oath / their several oaths} {acknowledged} {himself / themselves} to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that {he / they} {as such} _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____ and attesting the same by the said _____ as such _____

WITNESS my hand and official seal at office at _____ on this the _____ day of _____, 19____

My commission expires _____ Notary Public

1505 [illegible] 02/25 31:2n- CHECK G 30630

IDENTIFICATION REFERENCE

FEB 25 9 30 AM '81

FELIX Z. [illegible]SON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

TO

TITLE INSURED BY POLICY NUMBER:

The Associates, Inc. Livery of Seizin

Compliments of
Title Associates, Inc.
REPRESENTING
USLIFE TITLE INSURANCE
Company of New York

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5714 PAGE 89

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
			9500.00- CO	
			24.70 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	31.20-
1505A02/25/81			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G30630

IDENTIFICATION REFERENCE

FEB 25 9 31 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 808334