ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Ralph R. Peay and wife Janice E. Peay (NAME)	Same (NAME)	Map 48
606 - 46th Avenue, No. (STREET ADDRESS OR ROUTE NUMBER)	5008 Drakes Branch Rd (STREET ADDRESS)	P/O Parcel 72
Nashville, TN 37209 (CITY) (STATE) (ZIP CODE)	Hendersonville, Tenn 37218 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

BOOK 5714 PAGE 764

For and in consideration of the sum of $17,170.93

Seventeen thousand, one hundred seventy dollars and ninety-three cents DOLLARS

This conveyance is subject to the payment of 9000 dollars purchase money paid at delivery of this deed plus the assumption of the promissory note and all obligations therein by Thomas E. Ray and Charles E. Ray to Willene F. Massa or referred to in the warranty deed of the said Willene F. Massa to Charles Edward Ray and Thomas Edward Ray recorded in Book 5307, page 173, and upon which there exists a balance of $8,170.93 as of February 1981 with forty-eight (48) monthly payments of 200 dollars and one payment of 80 dollars 13 cents;

and other good and valuable consideration, we Charles Edward Ray and Thomas Edward Ray

have bargained and sold, and by these presents do transfer and convey unto the said Ralph R. Peay and wife, Janice E. Peay

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Beginning at a railroad spike in the center of Drakes Branch Road; said railroad spike being located 120.2 feet northwestwardly in the center of Drakes Branch Road from the northwest corner of property conveyed to Hettie Woodruff by deed of record in Book 4283, Page 871, Register's Office for Davidson County, Tennessee; thence North 82 degrees 50 minutes East 264.8 feet to an iron pin; thence South 84 degrees 25 minutes East 625.0 to an oak tree; thence South 67 degrees 35 minutes West; 220.0 feet to a tree in a fence then South 34 degrees 46 minutes West 99.1 feet to an iron pin; thence South 13 degrees 38 minutes West 70.0 feet to a fence corner; thence North 86 degrees 16 minutes West 293.9 feet to an existing iron pipe; thence North 11 degrees 21 minutes West 177.6 feet to an existing iron pipe; then South 79 degrees 6 minutes West 261.7 feet to a railroad spike in the center of Drakes Branch Road; thence northwestwardly in the center of Drakes Branch Road 120.2 feet to the point of beginning, containing 3.1 acres more or less.

Being part of Lot No. 7 in the Division of the Drake Lands, as of record in Minute Book "J" pages 396 and 397, County Court for said County, and described according to a survey by G. Barry Greer, Tennessee Registered Surveyor No. 211 dated November 15, 1971.

Being part of the same property, conveyed to Jere L. Glaus, unmarried,by deed from Claude McCool and wife Mary Ruth McCool of record in Book 3922, Page 562, Register's Office for Davidson County, Tennessee, and part of the same property conveyed to Clay C. Massa and wife, Willene F. Massa, by deed from Jere L. Glaus of record in Book 4596, Page 96, Register's Office for Davidson County, Tennessee, and being the same property conveyed by deed from Willene F. Massa, a widow, to Charles Edward Ray and Thomas Edward Ray by warranty deed of record in Book 5307, Page 174, Register's Office for Davidson County, Tennessee.

Beginning at a railroad spike in the center of Drakes Branch Road, said railroad spike being 247.2 feet northwestwardly in the center of Drakes Branch Road from the northwest

(description continued on page 3)

This is unimproved ( ) improved (X) property, known as 5008 Drakes Branch Road; Nashville, Tennessee 37218 (House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 twenty-sixth day of February, 1981.

Charles Edward Ray

Thomas Edward Ray

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STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Marilyn Scobey, a Notary Public in and for said County and State, the within named Charles Edward Ray and Thomas Edward Ray

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, Davidson County, Tenn., this twenty-sixth day of February, 19 81.

My commission expires 4/22/84 Notary Public Marilyn Scobey

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 17,170.93
This is equal to or greater than the property would bring at a fair and voluntary sale.

Ralph Peay

Sworn to and subscribed before me this 26th day of Feb., 19 81.

My commission expires _____ Notary Public W. L. Williams

L. B. Ray

This instrument was prepared by:

John P. Long	3720 Woodmont Lane
Name	Address

WARRANTY DEED

FROM

THOMAS E. RAY

CHARLES E. RAY

TO

RALPH R. PEAY and wife

JANICE E. PEAY

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

BOOK 5714 PAGE 766

corner of property conveyed to Hettie Woodruff by deed of record in Book 4283, Page 871, Register's Office for Davidson County, Tennessee; thence North 86 degrees 50 minutes East 570.5 feet to an iron pin; then North 7 degrees 21 minutes East 80.2 feet to an iron pin; then South 81 degrees 28 minutes East 284.5 feet to an iron pin; thence South 12 degrees 27 minutes East 226.5 feet to an oak tree; then North 84 degrees 25 minutes West 625.0 feet to a fence post; thence South 82 degrees 50 minutes West 264.8 feet to a railroad spike in the center of Drakes Branch Road; thence northwestwardly in the center of Drakes Branch Road 127.0 feet to the point of beginning, containing 3.1 acres more or less.

Being part of Lot No. 7, in the Division of the Drake Lands, as of record in Minute Book "J" pages 396 and 397, County Court for said county, and described according to a survey by G. Barry Greer, Tennessee Registered Surveyor No. 211, dated November 15, 1971.

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# # # # # # #

G 30887

IDENTIFICATION REFERENCE

FEB 26 12 03 PM '81

RUSH

FILED FOR RECORD REGISTER DAVIDSON COUNTY, TENN.

1877 02/26 54.22- CHECK

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

RECEIVED OF _____

FOR _____

BOOK 5714 PAGE 767

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
			17170.93- CO	
			44.72 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK 54.22-	
1877A02/26/81			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

630887

IDENTIF. REFERENCE

FEB 26 12 03 PM '81

DAVIDSON COUNTY, TENN.

No. 808697