107 04/02 146.90- CHECK

WARRANTY DEED

BOOK 5728 PAGE 147

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $54,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF March, 19 81

Notary Public

MY COMMISSION EXPIRES: October 17, 1982

THIS INSTRUMENT WAS PREPARED BY: Douglas R. Berry, 907 Two Mile Pky., Goodlettsville, TN 37072

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
HAROLD G. GREGORY, et ux (NAME)	FIRST INVESTMENT COMPANY (NAME)	26-1
200 Two Mile Pike (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 749 (STREET ADDRESS)	118
Goodlettsville, Tn. (CITY) (STATE) (P. O. ZIP)	Columbus, Ohio 43216 (CITY) (STATE) (ZIP)	GO 8511

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, HARRY P. DUNCAN and LEONARD R. DUNCAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO HAROLD G. GREGORY and wife, FRANCES J. GREGORY

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:

Being Lot No. 5 on the Map known as the H. R. Drake, et al, Subdivision at Goodlettsville on Two Mile Pike surveyed March 23, 1948, by J. R. Scott, Surveyor, and described as follows:

Beginning at a point on the easterly margin of Two Mile Pike, at the common corner of Lots No. 5 & 6, being 375 feet, North of the intersection of said Pike with a 50-foot street shown on said plan which leads from said Pike to the L & N Railroad Underpass; thence with the line between said lots easterly 283 feet to a point; thence northerly 75 feet to a point, the common corner of Lots No. 4 & 5; thence with the line between said lots, westerly 292 feet to a point in the easterly margin of said Two Mile Pike; thence with the margin of same, southerly 75 feet to the point of beginning.

Being the same property conveyed to Harry P. Duncan and Leonard R. Duncan by deed from W. F. Browner and wife, Ruby Lee Browner, of record in Book 5435, page 401, Register's Office for Davidson County, Tennessee.

Suzanne R. Duncan and Marguerite Duncan, spouses of the said Grantors, join in this deed for the purpose conveying any interest they may have in the said property.

unimproved ( ) This is improved (X) property, known as 200 Two Mile Pike, Goodlettsville, Tn. 37072
(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 hand s this 31st day of March, 19 81

Harry P. Duncan
HARRY P. DUNCAN

Leonard R. Duncan
LEONARD R. DUNCAN

Suzanne R. Duncan
SUZANNE R. DUNCAN

Marguerite Duncan
MARGUERITE DUNCAN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Harry P. Duncan, Suzanne R. Duncan, Leonard R. Duncan and Marguerite Duncan

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 Goodlettsville, Tennessee this 30st day of March, 1981

Commission Expires October 17, 1982 _____, 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

WARRANTY DEED

FROM HARRY P. DUNCAN, et al

TO HAROLD G. GREGORY, et ux

G 35712

IDENTIF. REFERENCE

APR 2 9 18 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

DOUGLAS R. BERRY
Attorney At Law
907 Two Mile Pky.
Goodlettsville, TN 37072
(615) 859-4086

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

RECEIVED OF _____

FOR _____

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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
			54000.00-	CO
			140.40	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	146.90-
			8107A04/02/81 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3.3571 2

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IDENTIF. REFERENCE

APR 2 9 18 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 814677