WARRANTY DEED

BOOK 5787 PAGE 756

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $58,000.00

Charles L. Holcomb
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF August, 19 81.

Notary Public

MY COMMISSION EXPIRES: October 11, 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
CHARLES L. HOLCOMB, et ux (NAME)	FEDERAL LAND BANK OF GALLATIN (NAME)	16
Route 2, Box 241 Union Hill Road (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 811 (STREET ADDRESS)	37
Joelton, Tn. 37080 (CITY) (STATE) (P. O. ZIP)	Gallatin, Tennessee 37066 (CITY) (STATE) (ZIP)	10D 3825

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, GEORGE E. MATTHEWS and wife, MARY D. MATTHEWS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CHARLES L. HOLCOMB and wife, LINDA L. HOLCOMB

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 the 10th Civil District of Davidson County, Tennessee, being described according to an unrecorded survey of Wayne S. Cooper, Sr., Surveyor, dated December 27, 1973 and revised April 1, 1974, as Tract 4 of the property of Hazel A. Raines, being more specifically described as follows:

Beginning at a point in the center of Union Hill Road, 698.97 feet northwest of the northeasterly corner of the original 15.42-acre tract conveyed to Hazel A. Raines by deed of record in Book 4750, page 467, said Register's Office, to which reference is hereby made for a more complete description of the said property and being the northeasterly corner of this tract, thence South 15° 19' 34" West 1015.67 feet to a point; thence North 55° 6' 50" West 94.86 feet to a point; thence North 9° 00' 28" East 962.80 feet to a point in the center of Union Hill Road; thence following the center of said Road, South 82° 31' 50" East 197.20 feet to the point of beginning, and containing 3.221 acres, more or less.

Being the same property conveyed to George E. Matthews and wife, Mary D. Matthews by deed from Larry Ozanne and wife, Karen Ozanne, of record in Book 5128, page 299, Register's Office for Davidson County, Tennessee.

unimproved ( ) This is improved (X) property, known as Route 2, Box 241, Union Hill Road, Joelton, Tn. 37080
(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 26th day of August, 19 81

George E. Matthews — Mary D. Matthews

GEORGE E. MATTHEWS — MARY D. MATTHEWS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5787 PAGE 757

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named George E. Matthews and Mary D. Matthews

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, Tennessee this 26th day of August, 19 81

Commission Expires 12/6/83

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

4801 08/28 157.30- CHECK

WARRANTY DEED

FROM

GEORGE E. MATTHEWS, et ux

TO

CHARLES L. HOLCOMB, et ux

Deed & Tax Stamps

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

Deed Book 5787 Pg 757
32066

FEE $ 1.00
DAVIDSON COUNTY, TENN.
REGISTER'S OFFICE RECEIVED
AUG 28 11 18 AM '81

IDENTIFICATION REFERENCE

G57319

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

RECEIVED OF _____

FOR _____

BOOK 5787 PAGE 758

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
			56000.00- CO	
			150.80 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 157.30-	
480	AOB	8/26/81	BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G57319

IDENTIF. REFERENCE

AUG 26 11 27 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 840419