WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Daniel Fox Onley and wife	The Equitable Life Assurance Society	Map 54-10
(NAME) 104 Kennett Road	100 Peachtree Street N.W. Suite 2335	Parcel 2
(STREET ADDRESS OR ROUTE NUMBER) Old Hickory Tn. 37138 (CITY) (STATE) (P. O. ZIP)	(STREET ADDRESS) Atlanta, Georgia 30303 (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, Ralph H. Spence and wife, Mary E. Spence

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Daniel Fox Onley and wife, Ruth Ann Onley

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 4th Civil District of Davidson County, Tennessee, being Lot No. 133 on the Plan of Brandywine Farms, Section IV, as of record in Book 3700, page 108, Register's Office for said County, described as follows:

Beginning at a point in the southwesterly margin of Kennett Road, common corner of Lot Nos. 133 and 134; thence with the line between said two lots south 60° 07' west 210.4 feet to a point; thence southeasterly 191.2 feet; thence with the line between Lot Nos. 132 and 133 north 45° 57' east 360.3 feet to a point in the southwesterly margin of Kennett Road; thence with the reverse curve of said margin southwesterly 32.4 feet and northwesterly 131.9 feet, to the point of beginning.

Being the same property conveyed to Ralph H. Spence and wife, Mary E. Spence, by deed from Benjamin Thomas Smith and wife, Carmen J. Smith, of record in Book 4193, page 285, Register's Office for Davdison County, Tennessee.

Upon the delivery of this Warranty Deed, Grantees assume the indebtedness secured by a deed of trust of record in Book 4341, page 398, said Register's Office, payable to The Equitable Life Assurance Society of the United States.

The above property is conveyed subject to the following:

1. 1981 Metropolitan Government taxes.

2. Restrictive covenants of record in Book 3816, page 544, and Book 3822, page 851, as made applicable to Section IV in Book 4102, page 870, said Register's Office.

3. The Plan of record in Book 3700, page 108, said Register's Office.

4. The above deed of trust assumed by Grantees.

unimproved ( )
This is improved (XX) property, known as 104 Kennett Road, Old Hickory, Tennessee 37138
(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 successors, assigns 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 25th day of September, 1981

Ralph H. Spence

Mary E. Spence by Ralph H. Spence as attorney in fact

Mary E. Spence by Ralph H. Spence as Attorney in Fact

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

BOOK 5802 PAGE 614

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ralph H. Spence, the bargainor with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 25 day of Sept., 1981

Commission Expires: 7/21/85

Carol R. Rivers
Notary Public

STATE OF)

COUNTY OF)

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 day of , 19 .

My Commission Expires:

Notary Public

WARRANTY DEED

FROM
Ralph H. Spence and wife,

TO
Mary E. Spence

Daniel Fox Onley and wife,

Ruth Ann Onley

G 6 2 4 1 4

IDENTIF. REFERENCE

OCT 2 11 09 AM '81

REGISTER
DAVIDSON COUNTY, TENN.

RETURN TO: Dearborn & Ewing
ATTORNEYS
NASHVILLE, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 25th day of September, 1981, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Ralph H. Spence, to me known to be the person who executed the foregoing instrument in behalf of Mary E. Spence, and acknowledged that he executed the same as the free act and deed of the said Mary E. Spence.

Witness my hand and official seal at Nashville, Tennessee, this 25th day of September, 1981.

My Commission Expires: 7/21/85

NOTARY PUBLIC

CHECK 13/82 482.04-

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is $182,900.00

Daniel F. Onley

Subscribed and sworn to before me this 25 day of Sept., 1981

My Commission Expires: 7/21/85

Notary Public

1087

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5802 PAGE 615

RECEIVED OF _____

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
			166900.00- CO	
			475.34 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 482.04-	
10/07A10/02/81			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

962414

IDENTIF. REFERENCE

OCT 2 11 09 AM '81

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 846469