RUSH

G. 7 3 7 5 6

WARRANTY DEED

IDENTIF. REFERENCE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

DEC 31 10 45 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

The actual consideration or value, whichever is greater, for this transfer is $60,000.00

BOOK 5835 PAGE 955

Charles Galbreath

Sworn to and subscribed before me this 30th day of December, 1981.

Notary Public

My Commission Expires:

1-15-83

This instrument prepared by: Charles Galbreath
Attorney at Law
618 Stahlman Bldg.
Nashville, Tennessee 37201

NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NOS:
Charles Galbreath 727 Summerly Drive Nashville, TN 37209	Pine Cove Motel Rt. 1, Clarksville Highway Whites Creek, TN 37189	48-12 14D 4795 48-11 14D 4830 39-69 14D 4850

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, Fred M. Whitley and wife, Juanita C. Whitley, hereinafter called the Grantors, have bargained and sold, by these presents do transfer and convey unto Charles Galbreath and wife, Joyce L. Galbreath, hereinafter called the Grantees, their heirs and assigns, a certain tract of parcel of land in Davidson County, State of Tennessee, described as follows: to-wit:

Three (3) tracts or parcels of land, together with all improvements and appurtenances thereunto belonging, situate and lying in the 14th Civil District of Davidson County, Tennessee, and being more particularly bounded and described, as follows:

5311 12/31 165.50- CHECK

TRACT NO. I:
Beginning at an iron pin in the Southwesterly margin of State Highway 112 (Clarksville Highway) at the Northeasterly corner of the property conveyed to Garland C. Hutton and wife, by deed of record in Book 2797, page 4, Register's Office for said County, and running thence, along Hutton's Northwesterly line South 52 degrees West 204.5 feet to Hutton's Northwesterly corner; thence South 34 degrees 30 minutes East 128 feet to Hutton's Southwesterly corner; thence South 66 degrees 30 minutes West 174 feet to the center of Dry Fork Road; thence along the center of Dry Fork Road, North 20 degrees West 100 feet and North 23 degrees West 80 feet to the Southwesterly corner of Tract No. 2 described below; thence along the Southeasterly line of said Tract No. 2, North 48 degrees East 330 feet to the Southeasterly corner of said Tract No. 2 in the Southwesterly margin of State Highway 112; thence along the same, South 38 degrees East 110.5 feet to the beginning.

TRACT NO. II:

Beginning at an iron pin in the Southwesterly margin of State Highway 112 (Clarksville Highway) at the Southeasterly corner of property conveyed to Tom Resha and wife, by deed of record in Book 2399, page 557, Register's Office for said County, and running thence along Resha's Southeasterly line, South 53 degrees 10 minutes West 333 feet to the center of Dry Fork Road; thence along the center of Dry Fork Road, Southeasterly 133 feet to the Northwesterly corner of Tract No. 1 described above; thence along the NOrthwesterly line of said Tract No. 1, North 48 degrees East 330 feet to the Southwesterly margin of State Highway 112; thence along the same, North 38 degrees West 105 feet to the beginning.

TRACT NO. III:

Beginning on the Southwesterly margin of State Highway 112 (Clarksville Highway) at the Southeast corner of the property conveyed to Garland C. Hutton and wife, by deed of record from Howard Moore and wife, of record in Book 2804, page 164, said Register's Office; thence with said Hutton's Southern boundary line South 52 degrees West 204.5 feet; thence with said Hutton's Eastern boundary line South 34 degrees 30 minutes East 128 feet; thence North 66 degrees 30 minutes East 219 feet to the Southwesterly margin of State Highway 112 (Clarksville Highway); thence with the same North 38 degrees West 183 feet to the beginning.

Being the same property conveyed to Fred M. Whitley, by deed from Lawrence P. Herd and wife Mamie D. Herd of record in Book 4756, page 248, Register's Office for Davidson County, Tennessee.

TRACT NO. IV:

Land in the 14th Civil District of Davidson County, Tennessee, described according to a

survey prepared by Z.J. Wiklinson, Surveyor, on June 23, 1954, as follows:

Beginning at a point in the southwesterly margin of Highway 112 at the mouth of a culvert corssing under said Highway, said point being the northerly corner of the property conveyed to Howard Moore and Wife, by deed from Phillip A. Graves, et al, of record in Book 1142, page 292, Register's Office for said County, thence with the margin of said highway South 38 deg. east 255 feet to an iron pin; thence south 53 deg. 10' west 333 feet to the center of Dry Fork Road; thence with the center line of Dry Fork Road, North 44 deg. 30' west 202 feet to a point; thence north 44 deg 30' east 360 feet to the point of beginning.

Being the same property conveyed to Fred Morris Whitley and Wife Juanita C. Whitley, by deed from Louise Jones Resha, a widow of record in Book 5456, page 943, Register's Office for Davidson County, Tennessee.

This improved property, known as Pine Cove Motel, Route 1, Clarksville Highway, Whites, Creek, Tennessee 37189.

To have and to hold the interest in said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantees, their heirs and assigns forever; and I do covenant with the said Grantees that I am lawfully seized and possessed of said interest in said land in fee simple, have a good right to convey it and the same is unencumbered except for those encumbrances already known and acknowledged by the Grantees, and I do further covenant and bind myself, my 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.

Witness our hands this 30th day of December, 1981

Fred M. Whitley

Fred M. Whitley

Juanita C. Whitley

Juanita C. Whitley

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Cheryl Lounsbury a Notary Public in and for said county and state, the within named Charles Galbreath, the Bargainor, with whom I am personally acquainte and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Davidson County, Tennessee, this 30th day of December, 1981.

Cheryl Lounsbury

Notary Public

My Commission Expires: 1-15-83

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5835 PAGE 958

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
			60000.00- CO	
			156.00 CO TX	
			.50 PRFEE	
			9.00 MDEED	
			CHECK	165.50-
5311	A	12/31/81	BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 7 3 7 5 6

T
IDENTIF. REFERENCE

DEC 31 10 46 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 860133