MAIL:

ADDRESS NEW OWNER AND
SEND TAX BILLS:
Mr. James William Menees
1900 Neely's Bend Rd.
Madison, Tenn. 37115

This instrument prepared by:
CARL H. OLDHAM
Attorney at Law
Hendersonville, Tennessee
Map Parcel No.
11D 73600
74-1

WARRANTY DEED

BOOK 5814 PAGE 104

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, KATIE MAI WALKER MENEES, HENRY WALKER MENEES, and NORVELL RAY MENEES, hereinafter called the GRANTOR, has this day bargained and sold and by these presents does transfer and convey unto JAMES WILLIAM MENEES, hereinafter called the GRANTEE, his heirs and assigns forever, the following described property, to wit:

A tract or parcel of land located in the 11th Civil District of Davidson County, Tennessee, and described according to a survey of J. Bruce Rainey as follows:

Beginning at a point in the westerly margin of Neeley's Bend Road and running with said margin S 08 deg. 03 min. 58 sec. East 63.24 feet to an iron pin; thence S 09 deg. 46 min. 50 sec. E 92.04 feet to an iron pin; thence S 10 deg. 49 min 44 seconds E 287.02 feet to an iron pin; thence leaving said margin S 66 deg. 44 min. 15 sec. W 1265.57 feet to an iron pin; thence N 23 deg. 18 min. 47 sec. W 427.37 feet to a iron pin; thence N 66 deg 35 min. 34 sec. E 1365.79 feet to the beginning and containing 12.94 acres more or less.

Being the same property conveyed to Henry C. Menees by deed of record in Book 1417, Page 650, Register's Office for Davidson County, Tennessee. Henry C. Menees having died intestate on December 22, 1966, survived by wife, Katie Mai Walker Menees, sons Henry Walker Menees, James William Menees and Norvell Ray Menees.

Katie Mai Walker Menees reserves unto herself a life estate in said property.

Subject to all restrictions and easements of record.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title and interest thereto belonging to the GRANTEE, his heirs, successors and assigns, forever.

AND THE GRANTOR covenants with the GRANTEE that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

CARL H. OLDHAM
ATTORNEY AT LAW
HENDERSONVILLE, TENN.

THE GRANTOR further covenants and binds themselves, their heirs, successors and representatives to warrant and defend the title to the said land to the GRANTEE his heirs, successors and assigns against the lawful claims of all persons whomsoever.

BOOK 5844 PAGE 105

IN WITNESS WHEREOF, the GRANTOR has hereunto set their hand on this the 21st day of January, 1982.

Katie Mai Walker Menees
KATIE MAI WALKER MENEES

Henry Walker Menees
HENRY WALKER MENEES

Norvell Ray Menees
NORVELL RAY MENEES

STATE OF TENNESSEE
COUNTY OF Sumner

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named KATIE MAI WALKER MENEES, the bargainor with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Hendersonville, Tennessee, this the 21 day of January, 1982.

Paulette T. Oldham
NOTARY PUBLIC

My Commission Expires:
1.22.83

STATE OF TENNESSEE
COUNTY OF Sumner

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named HENRY WALKER MENEES, 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 Hendersonville, Tennessee, this the 21 day of January, 1982.

Paulette T. Oldham
NOTARY PUBLIC

My Commission Expires:
1-22-83

CARL H. OLDHAM
ATTORNEY AT LAW
HENDERSONVILLE, TENN.

STATE OF TENNESSEE
COUNTY OF Sumner

BOOK 5844 PAGE 106

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named NORVELL RAY MENEES, 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 Hendersonville, Tennessee, this the 21 day of January, 1982.

Paulette L. Oldham
NOTARY PUBLIC

My Commission Expires:
1-22-83

STATE OF TENNESSEE
COUNTY OF Sumner

The actual consideration or value whichever is greater for this transfer is $ 10,000.

James William Menees
AFFIANT

Subscribed and sworn to before me, this the 21 day of January, 1982

Paulette L. Oldham
NOTARY PUBLIC

My Commission Expires:
1-22-83

CARL H. OLDHAM
ATTORNEY AT LAW
HENDERSONVILLE, TENN.

IDENTIFICATION REFERENCE

G 7 6 8 5 5

FILED FOR RECORD IN REGISTER
DAVIDSON COUNTY, TENN.
JAN 25 9 30 AM '82

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5844 PAGE 107

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
			10000.00- CO	
			26.00 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	35.50-
9066A	01/25/82		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 776855

IDENTIF. REFERENCE

JAN 25 9 30 AM '82

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 863737