Map 147-14
Par 54

This instrument was prepared by James M. Smith, Attorney
W. Main Street, P. O. Box 457, Decaturville, Tennessee 38329

WARRANTY DEED

BOOK 5908 PAGE 526

KNOW ALL MEN BY THESE PRESENTS: That for and in consideration of the sum of FORTY SEVEN THOUSAND AND NO/OO DOLLARS----------
----------($47,000.00)----------
of which SEVEN THOUSAND AND NO/OO DOLLARS----------
------($7,000.00)------ has been paid in cash, the receipt of which is hereby acknowledged, and the further consideration of FORTY THOUSAND AND NO/OO DOLLARS----------
------($40,000.00)---------- evidenced by a promissory note payable to the Grantors and secured by a Deed of Trust of even date therewith, as appears in Trust Deed Book No._____ _____, page_____, Register's Office, Davidson County, Tennessee, WE, JOHN C. DERRYBERRY AND WIFE, AUGUSTINE C. DERRYBERRY, have bargained and sold, and by these presents do hereby transfer and convey unto CHARLES COPPINGER AND WIFE, DOROTHY COPPINGER, as Tenants by the Entirety, their heirs and assigns, a certain tract or parcel of land located in Davidson County, Tennessee, and described as follows:

> Lying and being situated in Davidson County, Tennessee and being that land conveyed to John C. Derryberry, et ux, by deed from Harold Franklin Cooke, et ux, of record in Book 5098, page 718, Register's Office, Davidson County, Tennessee, and being more particularly described as follows:
>
> Being Lot No. 259 on the Plan of Whispering Hills, Section 2-A, as of record in Book 2331, page 132, said Register's Office, and BEGINNING at a point in the Southerly margin of Watsonwood Drive, at the corner of Lots Nos. 258 and 259; thence Southwardly with the line between said lots 115 feet to a concrete monument; thence North 82° 25' West 224.4 feet to a point in the Easterly margin of Westcrest Drive; thence with the margin of the same, Northwardly 117.9 feet to a point the beginning of a curve; thence along said curve Northeastwardly 39 feet to a point in the Southerly margin of Watsonwood Drive; thence with the margin of the same, Eastwardly 199.8 feet to the beginning.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the said CHARLES COPPINGER AND WIFE, DOROTHY COPPINGER,

their heirs and assigns, forever.

AND WE DO covenant with the said CHARLES COPPINGER AND WIFE, DOROTHY COPPINGER, 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, except as herein provided.

AND WE DO further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the said title to said land to the said CHARLES COPPINGER AND WIFE, DOROTHY COPPINGER, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hand this the 6TH day of JULY, 1982.

John C. Derryberry

Augustine Derryberry

GRANTOR

STATE OF TENNESSEE
COUNTY OF DECATUR

Personally appeared before me, the undersigned, a Notary Public in and for said State and County the within named ~~John C~~ DP ~~Derryberry and wife~~, Augustine DP Derryberry, 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 Decaturville.

Tennessee, this the 6th day of July, 1982.

Dana M. Pugh
Notary Public

My commission expires: 10-15-83

STATE OF TENNESSEE

COUNTY OF DECATUR

Personally appeared before me, the undersigned, a Notary Public in and for said State and County the within named John C. Derryberry, 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 DECATURVILLE, Tennessee, this the 7TH day of July, 1982.

Notary Public

My commission expires: 16 Jan 83

The following affidavit is required to comply with Tennessee Code Annotated §67-4102 Item S (2) (1967) as amended:

I, or we, hereby swear or affirm that the actual consideration for this transfer, or the value of the property transferred, whichever is greater, is $47,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Charles Coffinger
Affiant

Subscribed and sworn to before me this the 7TH day of JULY, 1982.

BOOK 5908 PG 529

Notary Public

My commission expires: 4 Jan 83

The following statement is required to comply with Tennessee Code Annotated § 64-2414 (1973):

The future taxes on the within described land are to be paid by the Grantees herein, Charles Coppinger and wife, Dorothy Coppinger of 609 WATSON WOOD DR. NASHVILLE, TN. 37211.

NEW OWNER & TAX BILLS

RUSH

IDENTIF. REFERENCE

JUL 9 10 09 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

69801

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

RECEIVED OF _____

FOR _____ BOOK 5908 PAGE 530

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
			47000.00-	CO
			122.20	CO TX
			.50	PRFEE
			12.00	WDEED
				CHECK 134.70-
6977A07/09/82				BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 9 9 0 1 1

IDENTIF. REFERENCE

JUL 9 10 10 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 890557