This Instrument Prepared By: Homer R. Avers, Attorney
~~100 Long Hollow Pike~~
Goodlettsville, TN 37072

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
L & D Investments, a partnership composed of Donald L. Jost and Lillian M. Jost	SAME AS NEW OWNER	43-7-34
(NAME)	(NAME)	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	BOOK 6009 PAGE 374
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of ----------$10.00----------
-------TEN AND NO/100---------- *DOLLARS*

Cash in hand paid by the GRANTEES HEREIN, and other good and valuable considerations, the receipt of which is hereby acknowledged,

H 31 984

IDENTIF. REFERENCE

FEB 22 9 58 AM '83

FELIX Z. WILKINSON II REGISTER
DAVIDSON COUNTY, TN

We, EDWARD RAYMOND ASHWORTH, MAX LAFAYETTE ASHWORTH, and PEARRE WILSON ASHWORTH

have bargained and sold, and by these presents do transfer and convey unto the said L. & D. INVESTMENTS, a partnership composed of Donald L. Jost and Lillian M. Jost, their *heirs and assigns, a certain tract or parcel of land in* Davidson *County, State of Tennessee, described as follows, to-wit:*

Being part of Lot No. 13 on the Plan of the Anderson Estates, as of record in Book 1130, page 37, Register's Office for said County, being Lots Nos. 51 and 52 on the Plan of the Resubdivision of Lots Nos. 1 and 13 of said Anderson Estates, not of record, described according to a survey made by Harvey Gee, Surveyor, August 5, 1946, as follows:

BEGINNING at a point on the easterly margin of McArthur Drive 198.28 feet southerly from the intersection of the easterly margin of said McArthur Drive and the southerly margin of Thornton Avenue, said point being the northwest corner of Lot No. 54 on said unrecorded plan; thence with the easterly margin of said McArthur Drive northwardly 177.7 feet to the beginning of a curve; thence around said curve in a northeasterly direction 39.9 feet to a point on the southerly margin of said Thornton Avenue; thence with the southerly margin of said Thornton Avenue eastwardly 115.47 feet to the northwest corner of Lot No. 50 on said Plan; thence with the line between said Lots Nos. 49, 50, 51 and 52 southwardly 192.1 feet to the common corner of Lots

(Continued on Reverse)

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 35,000.00

Subscribed and sworn to before me, this the 18th day of February, 19 83

Affiant

My commission expires: 11/3/84 (Affix Seal)

Notary Public

Nos. 47, 49, 52 and 54 on said Plan; thence with the line between said Lots Nos. 52 and 54 westwardly 136 feet to the beginning.

Being the same property conveyed to Edward Raymond Ashworth, Max Lafayette Ashworth, and Pearre Wilson Ashworth, a 1/3 interest each, reserving unto Rosa Mai Ashworth, a life estate with the right to occupy and use said property during her lifetime, by deed from Rosa Mai Ashworth, as of record in Book 5237, page 915, Register's Office, Davidson County, Tennessee; the said Rosa Mai Ashworth having since died on June, 1979; the property being vested in Edward Raymond Ashworth, Max Lafayette Ashworth and Pearre Wilson Ashworth, a 1/3 undivided interest each and Edward Raymond Ashworth executes this deed as Attorney-in-Fact for Pearre Wilson Ashworth pursuant to the power and authority vested in him by an instrument of record in Book 5996, page 351, Register's Office, Davidson County, Tennessee.

unimproved ( )
This is improved (XX) property, known as McArthur Drive, Nashville, Tenn.
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said L & D Investements, a partnership composed of Donald L. Jost and Lillian M. Jost, their *heirs and assigns, forever.*

And we *do covenant with the said* L & D Investments, a partnership composed of Donald L. Jost and Lillian M. Jost *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 for 1983 State and County taxes which the Grantees assume in full, and for such other encumbrances which appear of record.

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* L & D Investments, a partnership composed of Donald L. Jost and Lillian M. Jost, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 18th *day of* February, *19* 83, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Max Lafayette Ashworth
MAX LAFAYETTE ASHWORTH

Edward Raymond Ashworth
EDWARD RAYMOND ASHWORTH

Pearre Wilson Ashworth
PEARRE WILSON ASHWORTH
By: Edward Raymond Ashworth, as
Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, *a Notary Public in and for said County and State, the within named* EDWARD RAYMOND ASHWORTH

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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 Goodlettsville, *Tennessee, this* 18th *day of* February, *19* 83.

Deanne M Cathey, *Notary Public.*

Commission Expires 11/22/84

STATE OF CALIFORNIA
COUNTY OF San Bernardino

Personally appeared before me, the undersigned authority, *a Notary Public in and for said County and State, the within named* MAX LAFAYETTE ASHWORTH

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 Montclair, California, *this* 11th *day of* February, *19* 83.

OFFICIAL SEAL
GRAH A CURTIS
NOTARY PUBLIC - CALIFORNIA
SAN BERNARDINO COUNTY
My comm. expires OCT 13, 1984

Notary Public.

Commission Expires 10-13-84

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* ....*self to be* ....*of the* ....., *the within named bargainor, a corporation, and that* ....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* ....*self as* .....

Witness my hand and seal, at office in ....., *this* ....*day of* ....., *19* .....

Notary Public

Commission Expires .....

(OVER)

OFFICIAL RECEIPT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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On this 18th day of February, 1983, before me, personally appeared EDWARD RAYMOND ASHWORTH, to me known to be the person who executed the foregoing instrument in behalf of PEARRE WILSON ASHWORTH, and acknowledged that he executed the same as the free act and deed of the said PEARRE WILSON ASHWORTH.

WITNESS my hand and official seal at Goodlettsville, Davidson County, Tennessee.

Dianne M. Cathey
NOTARY PUBLIC

My Commission Expires: 4/22/84

DIANNE M. CATHEY * NOTARY PUBLIC * DAVIDSON COUNTY

6308 02/22 105.84- CHECK

WARRANTY DEED

FROM

Edward Raymond Ashworth, Max Lafayette Ashworth & Pearre Wilson Ashworth

TO

L & D Investments, a partnership composed of Donald L. Jost and Lillian M. Jost

Compliments of
Goodlettsville Land Title Insurance Agency, Inc.
100 New Long Hollow Pike
GOODLETTSVILLE, TENNESSEE
37072

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____ BOOK 6009 PAGE 378

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			35900.00-	CO
			93.34	CO TX
			.50	PRFEE
			12.00	WDEED
				CHECK 105.84-
			830BA02/22/83	BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 3 1 9 8 4

IDENTIF. REFERENCE

FEB 22 9 58 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 930430