ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Michael P. Spence, et ux. (NAME)	SAME (NAME)	130-14-14
1214 Chickering Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	BM 9725
Nashville, TN 37215 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

BOOK 6031 PAGE 129

For and in consideration of the sum of TEN AND NO/100 ($10.00) DOLLARS

cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, Barbara J. Kuhn, unmarried,

have bargained and sold, and by these presents do transfer and convey unto the said Michael P. Spence and wife, Martha J. Spence

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

See Exhibit A

H 39667

IDENTIF. REFERENCE

APR 1 3 16 PM '83

FILED & RECORDED
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 1214 Chickering Road (House Number) (Street)
Nashville, Tennessee 37215
(P. O. Address) (City or Town) (Zip Code)

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 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.

Whenever 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 hands this 1 day of April, 19 83.

/s/ Barbara J. Kuhn
Barbara J. Kuhn

BOOK 6031 PAGE 130

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Barbara J. Kuhn

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 Nashville, Tennessee, this 1 day of April, 1983.

My commission expires 7-27-86 Notary Public Anne M Dato

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that 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 seal, at office in , this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 487,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Michael P. Spence

Sworn to and subscribed before me this 1 day of April, 1983.

My commission expires 7-27-86 Notary Public Anne M Dato

This instrument was prepared by:

Bass, Berry & Sims (CDB), 2700 First American Center, Nashville, TN 37238
Name Address

7561 04/01 1277.00- CHECK
WARRANTY DEED
FROM BARBARA J. KUHN
TO MICHAEL P. SPENCE et ux

Pioneer National Title Insurance Company
Public Square Building
314 4th Avenue North
NASHVILLE, TENNESSEE 37219

EXHIBIT A

Beginning at an iron pin at the southeast corner of the intersection of Belle Meade Pike, now Chickering Road, and Herbert Place; thence along the south margin of Herbert Place until it begins to curve, North 85° 18' 05" East 1225.00 feet to an iron pin; thence South 2° 27' 51" West 388.92 feet to an iron pin, said iron pin being the northerly line of a tract of 15.99 acres, conveyed to J. W. Warner, Jr. and wife, by deed of record in Book 1148, page 201, said Register's Office; thence along said Warner's north line, South 89° 15' 58" West 1188.02 feet to an iron pin in the easterly margin of Belle Meade Pike, now Chickering Road, said pin being the northwest corner of said Warner tract; thence along the easterly margin of Belle Meade Pike, now Chickering Road, North 3° 03' 51" West 303.87 feet to the point of beginning, containing 9.566 acres, more or less.

INCLUDED BUT EXPRESSLY EXCLUDED THEREFROM is that property, described as follows:

Being that portion of the property described above which is located east of a line that intersects the northerly line of said property at a point which is 1171.94 feet easterly from the southeast corner of the intersection of Belle Meade Pike, now Chickering Road, and Herbert Place (being Kuhn's northwest corner) and that intersects the southerly line of said property at a point which is 1135.32 feet easterly from Kuhn's southwest corner at the intersection of Belle Meade Pike, now Chickering Road, and which is further described according to a survey by Everett H. Cowan dated February 1, 1982, not of record, as follows:

Beginning at a point, said point being North 86° 49' 40" East a distance of 150.36 feet from a concrete monument between Lots 6 and 10 as shown on the plan of Belle Meade, Block I, Section X, as of record in Book 2900, pages 5 and 6, R.O.D.C.; thence with the southerly line of Lot 6, Belle Meade, Block I, Section X, North 86° 49' 40" East a distance of 52.15 feet to a point; thence south 04° 07' 55" West a distance of 388.84 feet to a point on the northerly line of J. W. Warner, III and Ellen Hudson of record in Book 4833, page 621, R.O.D.C.; thence with said northerly line, North 89° 16' 07" West a distance of 51.82 feet to a point; thence North 04° 07' 55" East a distance of 385.29 feet to the point of beginning, containing 0.46 acres, more or less.

Being part of the property conveyed to Gus D. Kuhn, Jr. and wife, Barbara J. Kuhn, by deed from Dorothy Marable Simpson, a widow of record in Book 4727, page 715, Register's Office for Davidson County, Tennessee. The said Gus D. Kuhn, Jr. having since died.

Said property is unencumbered, except for 1983 Metro and City of Belle Meade taxes, a lien, but not yet due and payable, which have been prorated and assumed by the Grantees, water tap rights and pumping charge in connection with such water tap rights mentioned in Book 4727, page 715, said Register's Office, restrictive covenants, of record in Book 980, page 482, said Register's Office and the Deed of Trust of record in Book 4914, page 17, said Register's Office.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____ BOOK 6031 PAGE 132

CO -CONVEYANCE	CC -CERTIFIED COPY	MISC -MISCELLANEOUS
MO -MORTGAGE	REL -RELEASE	COTX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MOTX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			487500.00- CO	
			1267.50 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK 1277.00-	
			7561A04/01/83 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 3 9 6 6 7

IDENTIF. REFERENCE

APR 1 3 16 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 939380