WARRANTY DEED

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-3

FROM

John W. Peltier and wife,

Sara K. Peltier

TO

Donald T. Summers and wife,
Terry Summers

For draftsman's use

This instrument prepared by:

John R. Cheadle, Jr.
Attorney at Law
515 Stahlman Building
Nashville, Tennessee 37201

BOOK 6040 PAGE 729

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donald T. Summers, et ux (NAME)	Same (NAME)	Tract #1 Map 39
2929 Selena Dr. (STREET ADDRESS OR ROUTE NUMBER)	Apt. 16-A (STREET ADDRESS)	Parcel 133 Tract #2
Nashville, Tn. 37211 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Map 30 Parcel 73

(FOR REGISTER'S USE)

H 4 2 7 1 7

IDENTIF. REFERENCE

APR 19 3 55 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

MAIL EXPL

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ 16,000.00 John W. Peltier
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF March, 19 83.

Gail H. Cheadle
Notary Public

MY COMMISSION EXPIRES: Jan. 19, 1986

(AFFIX SEAL)

For and in Consideration of the sum of ten and no/100 ($10.00) DOLLARS

cash in hand paid by the grantees, Donald T. Summers and wife, Terry Summers, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, John W. Peltier and wife, Sara K. Peltier, the grantors herein,

have bargained and sold, and by these presents do transfer and convey unto the said grantees, Donald T. Summers and wife, Terry Summers their heirs and assigns, ~~a certain~~ two tracts or parcels of land in Davidson County, State of Tennessee, described as follows, to wit:

TRACT #1

Land in the 14th Civil District of said County, described according to a copy of a survey by Hickerson-Hickerson, Engineers-Surveyors, dated August 16, 1961, as modified by certain changes made on said survey on February 7, 1963, as follows:

Beginning at a point in the northerly margin of Old Hickory Boulevard, said point being 65 feet easterly along the northerly margin of said Boulevard from a tract of land marked Tract "D" on said survey; thence eastwardly along the northerly margin of Old Hickory Boulevard 583 feet to a point; thence north 0 deg. 25 min. east 262 feet to a 24" oak; thence south 82 deg. 10 min. west 225 feet to a large hickory; thence south 80 deg. 25 min. west 230 feet to a point; thence south 50 deg. 25 min. west 156 feet to the point of beginning, containing 1.8 acres, more or less. This tract of land is not improved.

Being the same property conveyed to John W. Peltier and wife, Sara K. Peltier, by warranty deed from Dorothy Allen, formerly Dorothy Allen Worrell, of record in Book 5533, page 616, Register's Office for Davidson County, Tennessee.

TRACT #2

Land in the 14th Civil District of Davidson County, Tennessee, described according to a survey made by Hickerson-Miller, Engineers, dated May 29, 1959, as follows:

Beginning at a 4 inch hackberry (the same beginning point in Tract 1 as conveyed to Arthur Viaches and wife, by deed of record in Book 2448, page 190, Register's Office for said County, wherein a stone is referred to) in the southeasterly line of the Carney property, and running thence south 0 deg. 20 min. west 470 feet to a 24 inch oak at the northeasterly corner of the J. R. Henderson property; thence along Henderson's line, south 82 deg. 10 min. west 225 feet to a large hickory, south 80 deg. 25 min. west 230 feet to a point, and south 50 deg. 25 min. west 156 feet to the northerly margin of Old Hickory Boulevard; thence south 79 deg. west 65 feet along the northerly margin of Old Hickory Boulevard to a point; thence north 25 deg. 45 min. east 80 feet; north 16 deg. 30 min. east 230.1 feet; north 22 deg. 25 min. east 203.5 feet; north 33 deg. 20 min. east 127 feet; north 65 deg. 10 min. east 162 feet to a 12 inch walnut; thence north 86 deg. 20 min. east 233 feet to the beginning, containing 5.5 acres, more or less.

Being the same property conveyed to John W. Peltier and wife, Sara K. Peltier, by warranty deed from Dorothy Allen, formerly Dorothy Allen Worrell, of record in Book 5533, page 616, Register's Office for Davidson County, Tennessee.

Also conveyed herewith, for the benefit of the grantees and all future owners of the property described above (as Tract #2), is a perpetual eastment 12 feet wide, along the westerly line of said property (Tract #2); and also such easement along the northerly line of said premises (Tract #2) as the grantors have a right to convey.

Form No. WD3a

BOOK 6040 PAGE 731

This is unimproved (X) improved ( ) property, known as Old Hickory Boulevard, Nashville, TN 37189
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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, Donald T. Summers and wife, Terry Summers, their heirs and assigns, forever.

And we do covenant with the said grantees, Donald T. Summers and wife, Terry Summers 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.

And we, John W. Peltier and wife, Sara K. Peltier do further covenant and bind our heirs and representatives, to warrant and forever defend the title to the said land to the said Donald T. Summers and wife, Terry Summers, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 22nd day of March, 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.

John W. Peltier
JOHN W. PELTIER

SARA K. PELTIER
Sara K. Peltier

Form No. WD3b

BOOK 6040 PAGE 732

STATE OF TENNESSEE
Davidson County.

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John W. Peltier and wife, Sara K. Peltier,

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 22nd day of March, 1983

Gail A. Dodd, Notary Public

Commission Expires 1-19-86

STATE OF
County of

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

the bargainor....., with whom I am personally acquainted, and who acknowledged that.....

executed the within instrument for the purposes therein contained.

Witness my hand and official seal at....., this.....

day of....., 19.....

....., Notary Public

Commission Expires.....

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.....

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6040 PAGE 733

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

16000.00- CO
41.60 CO TX
.50 PRFEE
12.00 WDEED
CHECK 54.10-
1312A04/19/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 4 2 7 1 7

IDENTIF. REFERENCE T

APR 19 3 55 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 943011