60424

BOOK 6049 PAGE 137

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 290,679.95

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF May, 1983

Notary Public

MY COMMISSION EXPIRES: 7-2-84

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Parker & Williams, Attorneys at Law, 706 18th Avenue South, Nashville, Tennessee 37203

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David Sims Lance et al	Same	P/O 59-35
c/o Harold Reeves Atty, Suite 218 640 Space Lane	(NAME)	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville Tenn 37217		
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Trinity Hills Village, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO a joint venture composed of Tim N. Taylor, David Sims Lance [redacted]

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

See Attached Exhibit A

H 45596

IDENTIF. REFERENCE

MAY 3 1 24 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved ( ) property, known as _____
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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. Wherever 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 my hand this 2nd day of May, 19 83

Trinity Hills Village, Inc.

by Robert F. Lance

Robert F. Lance, President

OFFICIAL RECEIPT

STATE OF TENNESSEE
Davidson County

BOOK 6049 PAGE 138

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 _____, Tennessee, this _____ day of _____ 19__

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Robert F. Lance and _____ with whom I am personally acquainted and who upon (his oath) (~~their several oaths~~) acknowledged (himself) (~~themselves~~) to be the President and _____ respectively of the Trinity Hills Village, Inc. the within named bargainor, a corporation, and that (he) as such President and (they) _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Robert F. Lance as such President., and ~~attesting the same by the said~~ ~~as such xxxxxxxxxxxxxxxxxxxxxxxxxx~~

Witness my hand and official seal at office at Nashville, Tennessee on this the _____ day of May, 19 83

My commission expires 7-21-84

John R. Parker
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

WARRANTY DEED

FROM
Trinity Hills Village, Inc.

TO
David Sims Lance and Tim N. Taylor,
a joint venture

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

TRACT I:

Land in the 2nd Civil District of Davidson County, Tennessee, and a part of the property to be known as Section Four, First Addition, Trinity Hills Village (proposed Lots 1 through 10 inclusive and Lots 30 through 44 inclusive) and described according to a plat by Barge, Waggoner, Summer and Cannon Engineers, dated April 8, 1977, as follows:

Beginning at a concrete monument in the northeasterly margin of Matthews Road, said monument being approximately 80 feet northwesterly of the intersection of the centerline of Silas Drive and Matthews Road; thence crossing Matthews Road S 43° 29' 00" W 167.75 feet to a concrete monument; thence N 52° 19' 13" W 225.59 feet to a concrete monument; thence N 43° 23' 00" W 268.85 feet to a concrete monument; thence N 46° 26' 12" W 135.40 feet to a point; thence in a northeasterly direction with the line between proposed Lots 10 and 11, crossing Matthews Road and continuing with the line between proposed Lots 29 and 30 a distance of 332.9 feet to a point; thence S 35° 35' 26" E 106.7 feet to a concrete monument; thence S 46° 31' 00" E 435.56 feet to a concrete monument; thence S 11° 45' 36" E 61.39 feet to a concrete monument; thence S 46° 31' 00" E 435.56 feet to a concrete monument; thence S 65° 04' 58" E 81.34 feet to a concrete monument; thence S 1° 29' 20" E 84.29 feet to a concrete monument; thence S 33° 05' 00" E 115.0 feet to a point; thence N 56° 55' 00" E 21.30 feet to a point; thence S 33° 05' 00" E 25.0 feet to a concrete monument; thence around a curve to the left, said curve having a radius of 25.0 feet a distance of 39.27 feet to a point in the north easterly margin of Matthews Road; thence with the northeasterly margin of said Matthews Road, N 33° 05' 00" W 195.48 feet to a concrete monument; thence around a curve to the left, said curve having a radius of 275.0 feet, a distance of 184.87 feet to a concrete monument; thence N 46° 31' 00" W 114.17 feet to the point of beginning.

Being part of the same property conveyed to Trinity Hills Village, Inc. by deed from J.B. Downey & Sons, Inc. of record in Book 4231, page 191, by deed from Sons and Daughters of Charity as of record in Book 4485, page 399, and by deed from Austin Powder Company of record in Book 4893, page 642, all instruments being in the Register's Office for Davidson County, Tennessee.

TRACT II:

Land in the 2nd Civil District of Davidson County, Tennessee, to be known as Section Four, Second Addition, Trinity Hills Village (proposed Lots 45 through 105 inclusive) and described according to a plat by Barge, Waggoner, Summer and Cannon, Engineers, dated April 8, 1977, as follows:

Beginning at a concrete monument in the southeasterly margin of proposed Vista Lane said point being N 56° 55' 58" E 1008.71 from the intersection of the centerline of Whites Creek Pike and the centerline of proposed Vista Lane; thence S 16° 41' 33" E 151.25 feet to a concrete monument; thence S 12° 54' 41" W 520.53 feet to a concrete monument; thence S 51° 53' 52" E 64.82 feet to a concrete monument; thence S 81° 54' 00" E 179.57 feet to a point in the easterly margin of Trinity Hills Parkway; thence with the easterly margin of Trinity Hills Parkway around a curve to left, said curve having a radius of 926.77 feet, a distance of 252.05 feet to a point; thence leaving the easterly margin of Trinity Hills Parkway S 86° 03' 00" W 70.0 feet to a concrete monument; thence S 70° 05' 28" W 756.85 feet to a concrete monument; thence N 17° 07' 32" W 764.96 feet to a concrete monument in the southeasterly margin of proposed Vista Lane; then with the said southeasterly margin of proposed Vista Lane a distance of approximately 800.0 feet to the point of beginning.

Being part of the same property conveyed to Trinity Hills Village, Inc. by deeds from Warner B. Jones and wife, Bessie B. Jones of record in Book 4232 page 459, Register's Office for Davidson County, Tennessee, and from J.B. Downey & Sons, Inc. of record in Book 4231, page 191, Register's Office for Davidson County, Tennessee.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____ BOOK 6049 PAGE 140

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
			290675.55- CO	
			755.82 CO TX	
			.50 PRFEE	
			9.00 MBEED	
			CHECK	765.32-
			4761A05/03/83 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 45596

IDENTIF. REFERENCE

MAY 3 1 24 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 946346