THIS INSTRUMENT PREPARED BY
BERRY & OGLESBY, ATTORNEYS AT LAW, 125 THIRD AVE., NORTH, FRANKLIN, TENN.

ADDRESS OF OWNER: Barry E. Hagan
Rt. 1 - Owen Hill Rd.
College Grove, TN 37046

ADDRESS OF PROPERTY:

SEND TAX STATEMENTS TO: Barry E. Hagan
Rt. 1 Owen Hill Rd
College Grove, Tenn. 37046

MAP-PARCEL NOS. 146-11
Par 117.25

BOOK 6143 PAGE 931

FOR AND IN CONSIDERATION of the sum of Thirty Thousand and no/100 ($30,000.00) Dollars, paid in cash, the receipt of which is hereby acknowledged, I, TOMMIE MAI CAMPBELL, have bargained and sold and by these presents do hereby transfer and convey unto BARRY E. HAGAN AND WIFE, DEBORAH G. C. HAGAN, their heirs and assigns, the following described property situated in Davidson County, Tennessee, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 49 on the Plan of Brentwood Hall, Section III, of record in Book 2133, page 14, Register's Office for said County.
>
> Said Lot No. 49 fronts 78.7 feet on the southerly side of Landon Drive and runs back between lines 199.0 feet on the westerly line 199.5 feet on the easterly line to a dead line on which it measures 83.0 feet.
>
> Being the same property conveyed to Sephron Campbell and wife, Tommie Mai Campbell, by deed from James E. Adams and wife, Mary L. Adams, of record in Book 2241, page 51, Register's Office of Davidson County, Tennessee, the said Sephron Campbell having predeceased his spouse, Tommie Mai Campbell. and said property passing to her as surviving tenant by the entirety.

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Barry E. Hagan and wife, Deborah G. C. Hagan, their heirs and assigns, forever.

And I do covenant with the said Barry E. Hagan and wife, Deborah G. C. Hagan, that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it and that the same is unencumbered except by taxes for the year 1983; applicable building and zoning regulations; such state of facts as an accurate survey would disclose; all existing highway, roadway and utility easements; matters on plan of record in Book 2133, page 14, RODC, Tennessee, which may affect property, including a 10 foot

09/26 84.50- CHECK

91

easement across the rear of the lot for utility purposes and an anchor easement; restrictive covenants contained in instrument of record in Book 1788, page 143, Book 2084, page 409 and Book 2098, page 71, all in the Register's Office of Davidson County, Tennessee, and easement for water main and perpetual right of way of record in Book 2084, page 409, said Register's Office.

And I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said land to the said Barry E. Hagan and wife, Deborah G. C. Hagan, their heirs and assigns, against the lawful claims of all persons whomsoever.

Witness my hand this the 15 day of September, 1983.

Tommie Mai Campbell
TOMMIE MAI CAMPBELL
By: William A. Campbell
WILLIAM A. CAMPBELL
ATTORNEY-IN-FACT

Tommie Mai Campbell
TOMMIE MAI CAMPBELL
By: Mary L. Creecy
MARY L. CREECY
ATTORNEY-IN-FACT

(See Book ____, page_____, RODC, Tennessee for joint Power of Attorney)

STATE OF TENNESSEE
COUNTY OF Williamson

On this the 15 day of September, 1983, before me personally appeared WILLIAM A. CAMPBELL AND MARY L. CREECY, to me known to be the persons who executed the foregoing instrument for the purposes therein contained in behalf of TOMMIE MAI CAMPBELL and acknowledged that they executed the same as the free act and deed of said TOMMIE MAI CAMPBELL.

Notary Public

My commission expires:
11-17-86

IDENTIFICATION REFERENCE
Sep 26 3 15 PM '83
FELIX DAVIS REGISTER DAVIDSON COUNTY, TN
H 7 5 8 1 0

STATE OF TENNESSEE, WILLIAMSON COUNTY
I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $30,000.00, whichever amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale. Affiant William A. Campbell

Subscribed and sworn to before me this the 15 day of Sept, 1983

My commission expires: 11-17-86

Notary Public

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

BOOK 6143 PAGE 993

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

30000.00- CO
78.00 CO TX
.50 PRFEE
6.00 WDEED
CHECK 84.50-
0091A09/26/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 7.5 8 1 0

IDENTIF. T REFERENCE

SEP 26 2 15 PM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 981311