60424

FORM NO. WD-1

BOOK 5207 PAGE 611

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$83,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF January, 19 84

Notary Public

MY COMMISSION EXPIRES: 4/21/85

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney (NAME) 640 Spence Lane Nashville, Tn. 37217 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
George Margrave (NAME)	Same (NAME)	Map 98
105 Bonnabrook Drive, Suite 209 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 38
Nashville, TN 37076 (CITY) (STATE) (P O ZIP)	(CITY) (STATE) (ZIP)	4D-16346

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, Robert J. Baltz, Jr., Trustee

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO George Margrave

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:

LAND in the 4th Civil District of Davidson County, Tennessee, and being part of the John Cook Lands of record in Book 45, page 765 and 766, Register's Office for Davidson County, Tennessee, and described according to an unrecorded survey made by Hickerson & Hickerson, Engineers, on November 12, 1963, and amended on December 7, 1963 and shown as Tract No. 1 and Tract No. 14 on said survey, described as follows:

BEGINNING at an iron pin in the easterly margin of New Hope Road, said point being the northwest corner of the property conveyed to Glendon C. Woodard and wife, by deed of record in Book 3814, page 592, Register's Office for Davidson County, Tennessee; thence S84°00'E 808.2 feet to an iron pin; thence S 5°00'W 725.5 feet to an iron pin; thence S 85°10'E 794.5 feet to an iron pin; thence N 36°40'E 29.0 feet to an iron pin; thence N6°19'E 1,015.7 feet to an iron pin; thence S89°45'W 824 feet to a cross on rock; thence S6°20'W 93.6 feet to an iron pin and fence post; thence N 84°19'W 812 feet to an iron pin in the easterly margin of New Hope Road; thence S6°00'W along the easterly margin of said New Hope Road, 160.0 feet to an iron pin; the point of beginning, containing 21.2 acres, more or less.

BEING the same property conveyed to Robert J. Baltz, Jr., Trustee by deed from C. E. Hooper, Trustee, of record in Book 4916, page 981, Register's Office for Davidson County, Tennessee.

TAXES for 1983 have been pro-rated and paid.

This is unimproved (XX) improved ( ) property, known as 21.2 acre tract, New Hope Road (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 3rd day of January, 19 84

Robert J. Baltz, Jr., Trustee

Robert J. Baltz, Jr.

01/04 224.64 CHECK

3771

STATE OF TENNESSEE
Davidson County

Personally appeared before me, The undersigned, a Notary Public in and for said County and State, the within named Robert J. Baltz, Jr., Trustee

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 Nashville, Tennessee, this 3rd day of January 19 88

Commission expires April 19, 1987

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes 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 official seal at office at _____ on this the _____ day of _____, 19____

My commission expires _____

Notary Public

WARRANTY DEED

FROM
Robert J. Baltz, Jr., Trustee

TO
George Margrave

IDENTIF. REFERENCE

H95447

JAN 11 11 04 AM '88

File Box 24

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6207 PAGE 613

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

83900.00- CAMT.
218.14 CSTAX
.50 PRFEE
6.00 MDEED
CHECK 224.64-
3771A01/04/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 9 5 4 4 7

IDENTIF. REFERENCE

JAN 4 11 04 AM '84

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 4263