This Instrument Prepared By: Homer R. Ayers, Attorney
100 Long Hollow Pike, Goodlettsville, TN 37072

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert Liston Walker	SAME	
(NAME)	(NAME)	
402 Pitts Ave		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	BOOK 6285 PAGE 138
Madison, Tn. 37138		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of ----------TEN AND NO/100----------
----------$10.00---------- *DOLLARS*

Cash in hand paid by the Grantee herein, and other good and valuable considerations, the receipt of which is hereby acknowledged,

I 1987.0

IDENTIF. REFERENCE

MAY 3 3 37 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

THE BANK OF GOODLETTSVILLE, a Tennessee banking corporation, Grantor

have bargained and sold, and by these presents do transfer and convey unto the said ROBERT LISTON WALKER, a single man, Grantee, his

heirs and assigns, a certain tract or parcel of land in Davidson *County, State of Tennessee, described as follows, to-wit:*

A certain tract or parcel of land in the 10th Civil District of Davidson County, Tennessee, described according to a survey by Ray C. Cole, Surveyor, No. 924, dated March 24, 1984, as follows:

BEGINNING at a point in the center of Buck Branch Road, a corner to the Glen Rager property (Map 6-B, Parcel 90) thence North 56° 04' 42" West, crossing and leaving Buck Branch Road 655.30 feet to an existing iron pin; thence North 8° 36' 12" East 881.96 feet to an iron pin; thence South 35° 53' 40" East 1,157.38 feet to a point in the center of a private road known as Buck Branch Road; thence, with the center of Buck Branch Road South 45° 40' 54" West 406.44 feet to the point of beginning and containing 11.07 acres, more or less.

Being a part of the same property conveyed to Bank of Goodlettsville by deed from Sam J. McAllester, III, Substitute Trustee, of record in Book 5976, page 602, Register's Office, Davidson County, Tennessee.

The Grantor and Grantee dedicate and reserve for the use and benefit of the Grantee, all other property owners adjoining Buck Branch Road and the general public a non-exclusive perpetual easement for ingress and egress across the front portion or southeasterly portion of the tract hereinabove described to extend 25' in width to accomodate a 50' private road easement known as Buck Branch Road.

This conveyance is made subject to the terms, provisions and conditions set forth in an Agreement to maintain Buck Branch Road, which Agreement is of record in Book 5228, page 831, Register's Office, Davidson County, Tennessee and subject to an easement agreement for maintenance of water line of record in Book 5283, page 276, Register's Office, Davidson County, Tennessee, to which Agreements references are hereby made for a more complete description of the terms, provisions and conditions contained therein.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 22,100.00

Subscribed and sworn to before me, this the 1st day of May, 19 84

Robert L Walker
Affiant

My commission expires: 2-15-88
(Affix Seal)

Deanna M. Cathey
Notary Public

05/22

3768

unimproved ( )
This is improved (XX) property, known as Buck Branch Road, Goodlettsville, TN
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his *heirs and assigns, forever.*

And it does ~~do~~ *covenant with the said* Grantee *that* it is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered,* 1984 State and County taxes, prorated and assumed in full by Grantee, and that which appears of record.

And the Grantor, does ~~do~~ *further covenant and bind* itself, it's successors ~~heirs~~ *and representatives, to warrant and forever defend the title to the said land to the said* Grantee, his *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness it's *hand this* 1st *day of* May, *19* 84, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

BANK OF GOODLETTSVILLE

By: Judy P. Adkins

Judy P. Adkins, Vice-President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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.....

....., Notary Public.

Commission Expires.....

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, the undersigned *, a Notary Public of the State and County aforesaid, personally appeared* Judy P. Adkins *, with whom I am personally acquainted, and who, upon oath, acknowledged* her *self to be* Vice-President *of the* Bank of Goodlettsville *, the within named bargainor, a corporation, and that* she *as such* Vice-President *, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* her *self as* Vice-President

Witness my hand and seal, at office in Goodlettsville, Tennessee *, this* 1st *day of* May *, 19* 84

Deanne M. Cathey
Notary Public

Commission Expires 4-19-88

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

BOOK 6285 PAGE 141

RECEIVED OF _____

FOR _____

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

20100.00- CONT.
57.46 CSTAX
.50 PRFEE
9.00 MORTG
CHECK 66.96-
376BA05/03/84 CAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

T 19870

T. IDENTIF. REFERENCE

MAY 3 3 37 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 33373