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

WARRANTY DEED

BOOK 6290 PAGE 903

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Franklin C. Hemphill, single	SAME	72 6
(NAME) 712 Isaac Dr.	(NAME)	12.22
(STREET ADDRESS OR ROUTE NUMBER) Goodlettsville, Tn. 37072	(STREET ADDRESS)	
(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,

12175.3

IDENTIF. REFERENCE

MAY 11 2 30 PM '84

FELIX [illegible] 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 FRANKLIN C. HEMPHILL, 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 G. Cole, Surveyor, No. 924, dated March 24, 1984, as follows:

BEGINNING at a point in a private drive, commonly known as Buck Branch Road, said point being north 48° 20' 13" West 43.30 feet from an existing iron pin in the southerly corner of the property of James C. Glennon (Map 6A, Parcel 22); thence South 73° 01' 17" West 240.86 feet; thence South 48° 20' 56" West 204.24 feet to a point; thence North 35° 53' 40" West and leaving Buck Branch Road 1,157.38 feet to an iron pin; thence North 8° 36' 12" East 309.51 feet to an iron pin; thence North 44° 23' 16" East 150 feet to an existing iron pipe in the line of Henry Gilliam; thence, with the line of Gilliam South 45° 36' 44" East 280.30 feet to an existing iron pin; thence South 42° 09' 24" East 492.06 feet to an existing iron pin; thence South 14° 25' 50" East 327.86 feet to an existing iron stake (axle); thence South 48° 20' 13" East 390.26 feet to the point of beginning and containing 12.41 acres, more or less.

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

CONTINUED ON REVERSE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 47,250.00

Affiant

Subscribed and sworn to before me, this the 7th day of May, 19 84

My commission expires 1-19-88 (Affix Seal)

Notary Public

front portion of 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 for Davidson County, Tennessee, and subject to an easement agreement for maintenance of water line of record in Book 5283, page 276, Register's Office for Davidson County, Tennessee, to which Agreements references are hereby made for a more complete description of the terms, provisions and conditions contained therein.

This is unimproved (XX) improved ( ) property, known as Buck Branch Road (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 Grantor 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,* except for 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* 7th *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 H Adkins

Judy H Adkins, Vice-President

Franklin C Humphreys

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 7th day of May, 19 84.

Diane M. Cathey
Notary Public

DIANE M. CATHEY NOTARY PUBLIC DAVIDSON COUNTY, TN

Commission Expires 1-19-88

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

RECEIVED OF _____

FOR _____

BOOK 6290 PAGE 906

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
			47250.00- CONT.	
			128.78 CSTAX	
			.50 PRFEE	
			5.00 WDED	
			CHECK 130.28-	
			6099A05/11/04 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12:17:53

IDENTIF. REFERENCE

MAY 11 2 30 PM '04

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 35633