#3185

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter Jr., Atty.
254 Highlands Bldg.
Brentwood, Tennessee 37027

BOOK 5292 PAGE 864

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mr. & Mrs. W. Jeff Reynolds (NAME)	First Federal Savings and Loan Association of Tullahoma, TN (NAME)	154
Box 86N, Rte #1. Griffith Road (STREET ADDRESS OR ROUTE NUMBER)	308 North Jackson Street (STREET ADDRESS)	65
Kingston Springs, Tennessee (CITY) (STATE) (P. O. ZIP)	Tullahoma, Tennessee 37388 (CITY) (STATE) (ZIP)	FB #9D-39500

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, JEFFREY D. WILSON a single man

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO W. JEFF REYNOLDS and wife, SHERI ARNER REYNOLDS

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

Land in the 9th Civil District of Davidson County, Tennessee, described according to a survey made by Stanford and Associates, dated October 12, 1974 as follows:

Beginning on the westerly margin of Griffith Road at the northeast corner of the Mary S. Richardson and Donald L. Meir property; thence with said Griffith Road North 39 deg 44' 40" West 300.00 feet to an iron pin; thence South 46 deg 32' West 754.50 feet to an iron pin; thence South 50 deg 24' East 301.66 feet to the northwest corner of the Mary S. Richardson and Donald L. Meir property; thence with their northerly line North 46 deg 32' East 700.16 feet to the point of beginning.

Being the same property conveyed to Jeffrey D. Wilson by deed from Bobby Lynch and wife, Geneva Lynch of record in Book 5678, page 186, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) 1984 Taxes, which have been prorated and assumed by the Buyer(s).

I 2 2 3 5 5

IDENTIF. REFERENCE

MAY 15 3 40 PM '84

FELIX DeLAUNE REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property, known as Box 86N, Route 1 Griffith Road Kingston Springs, Tennessee

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 10th day of May, 19 84.

JEFFREY D. WILSON

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STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JEFFREY D. WILSON a single man

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 10th day of May, 19 84.

My commission expires 1/20/85 Notary Public

*or proved to me on the basis of satisfactory evidence,

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ self to be _____ of the _____, the within named bargainor, a corporation, and that as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____.

Witness my hand and official seal, at _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 85,000.00

W. Jeff Reynolds
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF May, 19 84.

MY COMMISSION EXPIRES: 1/20/85 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM

JEFFREY D. WILSON

TO

W. JEFF REYNOLDS and wife,

SHERI ARNER REYNOLDS

Return To:
First Title & Escrow Company, Inc.
P.O. Box 926
256 Highland Building
BRENTWOOD, TENNESSEE 37027-0926
File Box #38

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

RECEIVED OF _____

FOR _____

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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

85000.00- CAMT.
221.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 227.50-
6638A05/15/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 2 2 3 5 5

IDENTIFICATION REFERENCE

MAY 15 3 40 PM '84

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 36349