BOOK 6369 PAGE 741

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 62,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF August 1984

Notary Public

MY COMMISSION EXPIRES: 12-2-85

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

CHARLES F. BROWN, JR - 1161 Murfreesboro Road - Suite 316 - Nashville, TN 37217

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gregory K. Gates (NAME)	City Federal Savings and Loan Associat (NAME)	MAP 75-8
714 Albany Drive (STREET ADDRESS OR ROUTE NUMBER)	1141 East Jersey Street (STREET ADDRESS)	PARCEL 220
Hermitage, TN 37076 (CITY) (STATE) (P.O. ZIP)	Elizabeth, NJ 07201 (CITY) (STATE) (ZIP)	

FOR AND 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, Larry Powell and wife, Carol Powell and James A. Powell and wife, Sybil Powell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gregory K. Gates and wife, April D. Gates

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.

BEING Lot No. 21, on the Plan of Hunter's Hill, Section 1, as of record in Plat Book 5800, Page 350, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING part of the same property conveyed to Larry Powell, et al, by deed from Aubrey Johnson, et al, of record in Book 6235, Page 265, Register's Office for said County.

THIS conveyance is subject to Restrictive Covenants of record in Book 6215, Page 881, and Book 6223, Page 335, Register's Office for said County.

FELIX Z. WILSON III, REGISTER
DAVIDSON COUNTY, TN
Aug 29 2 41 PM '84

IDENTIF. REFERENCE

146225

This is unimproved ( ) improved (XX) property, known as 714 Albany Drive, Hermitage, TN 37076
(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 heir 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 covey 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 our hand S this 24th day of August, 1984

Carol Powell By Larry Powell Attorney-In-Fact — Larry Powell

Power of Attorney of record in Book 6114, Page 481, Register's Office for said County.

Sybil Powell By James A. Powell Attorney-In-Fact — James A. Powell

Power of Attorney of record in Book 6114, Page 484, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF Davidson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Larry Powell and James A. Powell

the bargainor S, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 24th day of August, 19 84.

Commission expires 10-20-85

Notary Public

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 James A. Powell, with whom I am personally acquainted and who acknowledged that he executed the within instrument on behalf of Sybil Powell as her Attorney in Fact as the free act and deed of the within named Sybil Powell.

Witness my hand and official seal at Nashville, Tennessee the 28th day of August, 1984.

Notary Public

My Commission expires: 10-20-85

WARRANTY DEED

FROM

Larry Powell
Carol Powell
James A. Powell
Sybil Powell TO

Gregory K. Gates
April D. Gates

RETURN TO:

METROPOLITAN ESCROW, INC.
1161 Murfreesboro Road
Suite 316
Nashville, TN 37217

CHARLES F. BROWN, JR.
ATTORNEY-AT-LAW
1161 Murfreesboro Road
Suite 316
Nashville, TN 37217

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 Larry Powell, with whom I am personally acquainted and who acknowledged that he executed the within instrument on behalf of Carol Powell as her Attorney in Fact as the free act and deed of the within named Carol Powell.

Witness my hand and official seal at Nashville, Tennessee the 24th day of August, 1984.

Notary Public

My Commission expires: 10-20-85

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

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CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
COTX -STATE TAX CONVEY
MOTX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			692000.00-	CAMT.
	VD		692000.00	CAMT.
			62000.00-	CAMT.
			161.20	CSTAX
			.50	PRFEE
			6.00	WDEED
			CHECK	167.70-
	6144A08/29/64		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 46225
↑
Identif. Ref.
Aug 29 2:41 PM '84
Felix Z. Wilson Register
Davidson County

No. 0064801