This instrument prepared by Douglas R. Berry, Attorney, 917 Two Mile Parkway, P.O. Box 976, Goodlettsville, TN 37072

WARRANTY DEED

THIS INSTRUMENT PREPARED BY
DOUGLAS R. BERRY
ATTORNEY
917 TWO MILE PARKWAY
P.O. BOX 976
GOODLETTSVILLE, TN 37072

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 20,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF January, 1985.

Notary Public

MY COMMISSION EXPIRES: October 19, 1986

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MIKE SUGGS, et al (NAME)	OWNERS (NAME)	43-14
425 E. Old Hickory Blvd. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	71
Madison, Tn. 37115 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	11D 455 95

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, EMMA KELLER, unmarried and BRENDA KELLER WILLIAMS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MIKE SUGGS and JOE WALL

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. 11 on the Map of the Subdivision of the Bernice L. Dickerson Property, said Plan not being of record, described according to a survey made by Erle Drake, County Surveyor, January 27, 1935, as follows:

Beginning at a point on the westerly margin of Lanier Drive, 575 feet south of the Southwest corner of said Drive and Old Hickory Boulevard; thence with the westerly margin of said Drive Southwardly 50 feet to the common corner of Lots Nos. 11 and 12; thence with the line between two said Lots Westwardly 208.2 feet; thence Northwardly 50 feet to the common corner of Lots Nos. 10 and 11; thence with the line between two said lots Eastwardly 210.0 feet to the beginning.

Being part of the property conveyed to Brenda Keller Williams and Emma Keller, partly by deed of record in Book 6311, page 382, and partly by deed of record in Book 5890, page 749, Register's Office for Davidson County, Tennessee.

Phillip H. Williams, spouse of the said Grantor, Brenda Keller Williams, joins in this deed for the purpose of conveying any interest he may have in the said property.

unimproved (X)
This is improved ( ) property, known as 136 Lanier Drive, Madison, Tn. 37115
(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 our hands this 29th day of January, 19 85

Brenda Keller Williams
BRENDA KELLER WILLIAMS

Emma Keller
EMMA KELLER

Phillip H. Williams

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 Brenda Keller Williams et ux Phillip H Williams and Emma Keller

the bargainor s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee, this 29th day of January, 19 85.

Commission Expires October 19, 1986

Notary Public.

STATE OF _____

_____ 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 purpose 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 _____, Tennessee. on this the _____ day of _____, 19___

My commission expires _____

Notary Public

178 02/11 58.50- CHECK

I 8 2 2 4 2

IDENTIF. REFERENCE

FEB 11 8 55 AM '85

DAVIDSON COUNTY, TN

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

20000.00- CAMT.
52.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 58.50-
01?8A02/11/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I.B.2242

IDENTIF. REFERENCE

FEB 11 8 55 AM '85

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 107601