ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
CHARLES RAY BELL (NAME)	SAME (NAME)	78-5; 13D48950
255 Wilson Pike Circle (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	78-6; 13D48085
Brentwood, TN 37027 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

BOOK 6521 PAGE 534

For and in consideration of the sum of TEN AND----------00/100 ($10.00)---------- DOLLARS

cash in hand paid by the Grantee, CHARLES RAY BELL, and other good and valuable considerations, receipt of which is hereby acknowledged;

we, EDWARD JOHN BOYSON, et ux, ELEANOR MEADE BOYSON

have bargained and sold, and by these presents do transfer and convey unto the said CHARLES RAY BELL, our 11.46 interest in and to said property,

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND lying in the 13th Civil District of Davidson County, Tennessee, being particularly described in "EXHIBIT A" which is attached hereto and made a part hereof as fully as if copied herein verbatim.

BEING the same property conveyed to Ray Bell Construction Co., Inc., a 50% interest, as tenant in common; Charles Ray Bell, a 38.54% interest, as a tenant in common; and Edward John Boyson, et ux, Eleanor Meade Boyson, a 11.46% interest, by deed from Mary Ann O'Connor, Unmarried, of record in Book 6433, Page 513, Register's Office for Davidson County, Tennessee.

This conveyance is subject to a mortgage in favor of Mary Ann O'Connor, which appears of record in Book 6433, Page 518, Register's Office for Davidson County, Tennessee.

19267

T IDENTIF. REFERENCE

MAR 29 8 48 AM '85

REGISTER DAVIDSON COUNTY, TN

unimproved ( )

This is improved (X) property, known as Route 3 - Old Hickory Boulevard (House Number) (Street)

Nashville, Tennessee 37218 (P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 28th day of March, 19 85.

X Edward John Boyson
EDWARD JOHN BOYSON

X Eleanor Meade Boyson
ELEANOR MEADE BOYSON

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 EDWARD JOHN BOYSON, et ux, ELEANOR MEADE BOYSON

the bargainors, 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 Nashville, Tennessee, this 28th day of March, 19 85.

My commission expires 10/20/85 Notary Public Kathy J Byers

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 10,000.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

Charles Ray Bell

Sworn to and subscribed before me this 28th day of March, 19 85.

My commission expires 10/20/85 Notary Public Kathy J Byers

This instrument was prepared by:

WILLIAM D. CASTLEMAN, ATTORNEY, P. O. Box 4386, Madison, Tennessee 37116

Name | Address

WARRANTY DEED

FROM

EDWARD JOHN BOYSON, et ux,
ELEANOR MEADE BOYSON

TO

CHARLES RAY BELL

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

EXHIBIT A

TWO TRACTS of land in the 13th, formerly the 25th, Civil District of Davidson County, Tennessee, as follows:

TRACT NO. 1: Being in what is known as Whites or Bell's Bend on the Cumberland River, and on the Whites Bend County Road, and more particularly described as follows:

BEGINNING in the middle of said County Road in the Hunt;s or Gafford's south line, being the northwest corner of the 53.95 acres of land conveyed to J.G. Cantrell by deed of record in Book 311, page 225, Register's Office for said County; running thence with said Gafford's south line north 88° west 213.5 poles, more or less, to low water mark on the Cumberland River; thence up said River about south 8° east 108 poles, more or less, to the northwest corner of the Susan M. Seat 600 acre tract; thence with the north line of said tract south 88° east 148 poles, more or less, to the northwest corner of a two-acre tract conveyed by Anderson to McWhorter and Seat, by deed recorded in Book 30, page 120, Register's Office for said County; thence south 2° west 12.7 poles to the southwest corner of said 2-acre tract; thence with the south line of said tract south 88° east 16.8 poles, more or less, to the middle of said Whites Bend County Road; thence with the middle of said Road as follows: North 3° west 20 poles, north 39° east 4 poles, north 30° east 12 poles, north 11½° east 16 poles, north 29½° east 14 poles, north 13° east 28 poles, and thence north 21½° east 28.4 poles to the place of beginning, containing 125.61 acres but called 134 acres, more or less. Including but excluding therefrom a tract of 1.67 acres, more or less, conveyed to William Keel, Jr. and wife by deed from Grover H. Standlee, Jr. and wife, or record in Book 2693, page 571, said Register's Office.

TRACT NO. 2: Described according to a survey made by Jno. D. Kerr, County Surveyor for Rutherford County, Tennessee, August 26, 1949, as follows:

BEGINNING in the center line of Old Hickory Boulevard at the southeast corner of a ten acre tract of land being sold to Sam B. Bess by deed from Wm. W. Lane and wife, thence with the center line of said Boulevard, south 90° west 29.9 poles; thence south 4½° west 8 poles; thence south ½° east 8 poles; thence south 5° east 8 poles; thence south 9° east 16 poles; thence south 4½° east 8 poles; thence south 3½° west 8 poles; thence south 12° west 8 poles; thence south 19½° west 8 poles; thence south 25½° west 8 poles to the center line of Old Hickory Boulevard; thence leaving said road, north 87° west 219 poles, more or less, to low water mark of Cumberland River; thence with low water mark of said River, north 2½° east 127.3 poles; thence south 87° east 136.6 poles to the northwest corner of the ten acre tract sold to Sam B. Bess; thence with his west line, south 3° west 18.2 poles to Bess' southwest corner; thence with his south line, south 87° east 86.4 poles to the center line of Old Hickory Boulevard, the point of beginning, containing 166.2 acres, more or less.

TOGETHER with an easement across the lands of Sam B. Bess as more fully described in deed from Wm. W. Lane and wife to Sam B. Bess, of record in Book 1762, page 571, said Register's Office.

INCLUDED in the above described property, but specifically excluded therefrom are the following tracts:

3142

TRACT NO. 1: Land in the 13th, formerly the 25th Civil District of Davidson County, Tennessee, and being described according to a survey by J.R. Sanford, dated July 27, 1965.

BEGINNING at a point in the center of Old Hickory Boulevard, said point being 165 feet northerly from the southeast corner of a 166.2 acre tract conveyed to O'Connor Homes of Nashville, Inc., by deed of record in Book 3435, page 456, Register's Office for said County; thence south 89° 30' west 315 feet to an iron pin; thence north 3° 28' east 410 feet to an iron pin; thence north 89° 30' east 355.4 feet to the center of Old Hickory Boulevard; thence with the center of said Boulevard, southerly 418.2 feet to the point of beginning and containing 3.24 acres, more or less.

TRACT NO. 2: A certain lot or parcel of land situated in the 13th Civil District of Davidson County, Tennessee, and is bounded and described by metes and bounds as follows:

BEGINNING at a spike in the centerline of Clees Ferry Road, said point being 77.5 feet from the northeast corner of the property conveyed to William Keel, Jr., and wife, by deed from Grover H. Standlee, Jr., and wife, of record in Book 2693, page 571, of the Register's Office of Davidson County; thence leaving said road, South 72° 37' 20" West 96.58 feet to an iron pin; North 55° 51' 20" West 95.01 feet to an iron pin; North 17° 28' 30" West 490.40 feet to an iron pin; North 72° 41' East 219.1 feet to an iron pin; South 56° 47' East 72.33 feet to an iron pin; South 53° 54' East 268.78feet to a spike in the centerline of Clees Ferry Road, said point being 84 feet southwesterly of the center of a bridge on said road; thence with the centerline of said road, South 15° 58' 20" West 188.92 feet to a spike; South 33° 26' West 211.68 feet to the point of beginning, containing 4.07 acres, more or less.

LAND in the 13th Civil District of Davidson County, Tennessee, described according to a survey made by William M. Keel, Registered Land Surveyor, State of Tennessee, No. 990, dated April 30, 1981, as follows:

BEGINNING at an iron pin located (1) in the southerly line of that certain 138 acres, more or less, tract which was conveyed to Willard T. Shockley, Jr., and wife, by deed from Lampley McDonald, a widow, recorded in Book 2883, page 345 in the Register's Office for said County, (2) north 87° 00' West 442.20 feet along the southerly line of said 138 acre tract from a stone marker at the southeast corner of said 138 acre tract and, (3) at the northwest corner of that certain 10 acres, more or less, tract which was conveyed to Jerry D. Wood, Sr., and wife, by deed from Etta Estelle Bess, recorded in Book 3703, page 610 in said Register's Office; thence with the westerly line of said 10 acre tract south 3° 00' west 300.3 feet to an iron pin at the southwest corner of said 10 acre tract; thence along new lines north 87° 00' west 217.58 feet to an iron pin and north 3° 00' east 300.3 feet to an iron pin in the southerly line of said 138 acre tract; thence with the southerly line of said 138 acre tract south 87° 00' east 217.58 feet to the point of beginning, containing 1.5 acres, more or less.

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

RECEIVED OF _____

FOR _____

BOOK 6521 PAGE 538

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

10000.00- CAMT.
26.00 CSTAX
.50 PRFEE
12.00 WDEED
CHECK 38.50-
3142A03/29/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I92647

IDENTIF. REFERENCE

Mar 29 8 ⁰⁰ AM 1986

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

No. 120205