This instrument prepared by:
Sam D. Hodges, III
323 Union Street
Nashville, Tennessee 37201

WARRANTY DEED

BOOK 6559 PAGE 141

ADDRESS NEW OWNER:

JAMES K. ROUSSEL
c/o ROUSSEL CONSTRUCTION CO. INC
3404 TISDALL DR
WHITES CREEK, TN 37189

SEND TAX BILLS TO:

SAME

MAP/PARCEL NO.:

to be assigned

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, GEORGE T. HICKS and JAMES D. GILLESPIE, the "Grantors," have bargained and sold, and by these presents do transfer and convey unto the said JAMES K. ROUSSEL, the "Grantee," his successors and assigns, that certain land in Davidson County, State of Tennessee, described as follows:

Being Lots Nos. 55, 56, 57, and 58, as shown on the plat of Deer Meadows, Phase Two, of record in Book 6250, page 280, in the Register's Office for Davidson County, Tennessee. Reference is made to said plat for a more complete and accurate description.

Being part of the same property conveyed to Grantors by deed from H. H. Chitwood, Trustee, of record in Book 3098, page 354, in the Register's Office for Davidson County, Tennessee.

This property is subject to restrictive covenants of record in Book 6143, page 141, in the Register's Office for Davidson County, Tennessee, as amended by instrument of record in Book 6471, page 756, said Register's Office.

This is unimproved property.

TO HAVE AND TO HOLD the said tracts or parcels of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his successors and assigns, forever. And we do covenant with the said Grantee 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, except for current property taxes and except as of record. 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 Grantee, his successors 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 15th day of May, 1985.

GEORGE T. HICKS

JAMES D. GILLESPIE

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 George T. Hicks and James D. Gillespie, the bargainors, 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 15th day of May, 1985.

Michele House
NOTARY PUBLIC

My Commission Expires: 4-17-88

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer, or value of property (whichever is greater) is $40,000.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me this

15th day of May, 1985.

Michele House
NOTARY PUBLIC

My Commission Expires: 4-17-88

J.O 5.5.4.8

IDENTIF. REFERENCE

MAY 16 4 20 PM '85

FELIX A. ... REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 6559 PAGE 143

RECEIVED OF _____

FOR _____

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

40000.00- CAMT.
104.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 110.50-
8966A05/16/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 0 5 5 4 8

IDENTIF. T. REFERENCE

MAY 16 4 20 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 135626