Send tax bills to:

Steve D. Hagar
5142 John Hagar Road
Hermitage, TN. 37076

This instrument prepared by:

MICHAEL W. FERRELL
Attorney at Law
106 Mt. Juliet Rd.
P. O. Box 8
Mt. Juliet, TN 37122

Map 98, par. 35.

MUNICIPAL TAX CERTIFICATE

# WARRANTY DEED

BOOK 6600 PAGE 31

THIS INDENTURE made and entered into on this the 28th day of June, 1985, by and between Samuel R. George, Jr., a single person, hereinafter referred to as the GRANTOR, and Steve D. Hagar, a single person, hereinafter referred to as the GRANTEE.

WITNESS, That for and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, the said GRANTOR has this day bargained and sold and by these presents does transfer and convey unto the said GRANTEE, his heirs and assigns, the following described tract or parcel of land, to wit:

Land lying in Davidson County, Tennessee, as follows:

Located in the 4th Civil District of said County and State, beginning at a stone in the center of the old Stewart's Ferry and Lebanon Rd. (now John Hagar Rd.), the N. W. corner of the old W. C. Gleaves tract of land which is a part; thence with the center of said road South 85° East 690 ft. more or less to a point in the center of the said Old Road where the road now known as the John Hagar Rd. intersects with the old Stewart's Ferry and Lebanon Rd.; thence southwesterly with the center of the present John Hagar Rd. 675 ft. more or less to a point in the westerly line of a tract of land described in a deed from Ben F. Hurt and wife, Medora Hurt, to Thomas E. Hagar, dated May 22, 1913, and recorded in Book 444, page 144, of the Register's Office for Davidson County, Tenn.; thence with the westerly line of said tract described in said deed North 24 1/4° West 270 ft. more or less to the beginning.

Being the same property conveyed to Samuel R. George Jr., a single person, by deed from Mary Gladys Hagar George and husband, Samuel R. George, by deed of record in Book 6059, page 283, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging unto the said GRANTEE, his heirs and assigns, forever; and the said GRANTOR does covenant with the said GRANTEE that he is lawfully seized and possessed of said land in fee simple; has a good and lawful right to convey same, and that the same is unencumbered.

THE GRANTOR further covenants and binds himself, his heirs and representatives, to warranty and forever defend the title to said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

When necessary for a proper construction hereof, the plural case shall be read singularly, and so construed.

WITNESS MY HAND on this the day and date first above written.

Samuel R. George, Jr.

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a Notary Public, in and for said County and State, the within named bargainor, Samuel R. George, Jr., a single person, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged the execution of the foregoing instrument for the purposes therein contained.

BOOK 6560 PAGE 33

Witness my hand and official seal at office in Mt. Juliet, Tennessee, this the 28th day of June, 1985.

Carolyn Keen
Notary Public

CAROLYN KEEN NOTARY PUBLIC LAW OF TENNESSEE

My commission expires: 2-7-87

STATE OF TENNESSEE

COUNTY OF WILSON

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is, $30,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

J 1:8 7.2 4.

IDENTIF. REFERENCE

JUL 8 8 44 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Willadean Miller
Affiant

Subscribed and sworn to before me this the 28 day of June, 1985.

Carolyn Keen
Notary Public

CAROLYN KEEN NOTARY PUBLIC LAW OF TENNESSEE

My commission expires:
2-7-87

## OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

BOOK 6600 PAGE 34

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|

30000.00- CAMT.
70.00 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 87.50-

5220A07/08/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J1:87:24

IDENTIF. REFERENCE

JUL 8 8 44 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 151482