THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney at Law
100 Long Hollow Pike
Goodlettsville, Tennessee 37072

WARRANTY DEED

BOOK 6605 PAGE 774

ADDRESS NEW OWNERS:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Charles D. Patterson, et ux Box 229B Freeman Hollow Road Goodlettsville, Tn 37072	SAME	Map 11 Parcel 97

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, STEPHEN DWIGHT HINKLE and wife, BETTY P. HINKLE, hereinafter referred to as the "GRANTORS", have bargained and sold, and by these presents do transfer and convey unto the said CHARLES D. PATTERSON and wife, KATHEY M. PATTERSON, hereinafter referred to as the "GRANTEES", their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> Land in the 10th, formerly the 20th Civil District, of Davidson County, Tennessee, and described as follows:
>
> BEGINNING at a point in the westerly margin of Freeman Road, said point being the formerly corner of Jimmy D. Baker and V. H. Felton; thence, with the margin of said Freeman Road, S. 28 deg. E. 275.2 feet; thence, with the line of V. H. Felton, N. 86 deg. W. 714.4 feet to a point; thence, with the line of said V. H. Felton, N. 4 deg. 10 min. E. 144.0 feet; thence, with the line of said Jimmy D. Baker, N. 15 deg. W. 102.5 feet to a margin of a 50-foot right-of-way; thence, with the margin of 50-foot right-of-way, N. 63 deg. 15 min. E. 517 feet to a point in the margin of said Freeman Road; thence, with the margin of said Freeman Road, S. 26 deg. 15 min. E. 307.0 feet to the beginning, containing 4.84 acres, more or less.
>
> Being the same property conveyed to Stephen Dwight Hinkle and wife, Betty P. Hinkle, by deed from Harold H. Cole and wife, Anna Virginia Cole, of record in Book 4623, page 193, Register's Office, Davidson County, Tennessee.
>
> Further GRANTORS convey to GRANTEES a 50-foot right-of-way easement for ingress and egress to said property as set forth in the deed from Harold H. Cole, et ux to Stephen Dwight Hinkle, et ux of record in Book 4623, page 193, 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 to the said GRANTEES, their heirs and assigns, forever.

And we, the GRANTORS, 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 warrant that the same is unencumbered, except 1985 state and county taxes to be prorated by the parties on July 12, 1985.

And we, the GRANTORS, do further covenant and bind ourselves, 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.

WITNESS our hands on this the 12th day of July, 1985.

Stephen Dwight Hinkle
STEPHEN DWIGHT HINKLE

Betty P. Hinkle
BETTY P. HINKLE

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 STEPHEN DWIGHT HINKLE and BETTY P. HINKLE, the bargainors, with whom I am personally acquainted and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal, this the 12th day of July, 1985.

NOTARY PUBLIC

My Commission Expires: 1-10-89

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $125,00.00.

Affiant

Sworn to and subscribed before me, this the 12th day of July, 1985.

NOTARY PUBLIC

My Commission Expires: 1-15-89

J20528

IDENTIF. REFERENCE

Jul 15 9 34 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RECD

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

BOOK 6605 PAGE 776

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

125000.00- CONT.
325.00 CSTAX
.50 PRFEE
6.00 MISC
CHECK 331.50-
7476A07/15/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J20528

IDENTIF. REFERENCE

JUL 15 9 34 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 153682