MAP 172 PARCEL 79

This Instrument Prepared By:
William Carter Conway
Attorney at Law
Suite 201, 110 Third Avenue North
Franklin, Tennessee 37064

BOOK 6618 PAGE 887

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF Three Hundred Sixty Nine Thousand Nine Hundred ($369,900.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged;

WE, the Grantors, LESTER L. TURBEVILLE, DONALD E. TURBEVILLE and GAIL MARIE G. KILLOM (unmarried), have bargained and sold and do hereby transfer and convey unto the Grantee, PAUL E. JOHNSON (unmarried), his heirs and assigns forever, the following described tract or parcel of land lying, located and being in the First Civil District of Davidson County, Tennessee, being further described as follows:

BEING a 73.98 more or less acre, tract of land, lying in the First Civil District of Davidson County, Tennessee and being the Lester L. Turbeville property as of record in Deed Book 5466, Page 308, Register's Office of Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a point on the Westerly margin of Nolensville Road, said point being the most Northeasterly corner of Lot 131, on the plat of Forest Acres Estates, Section One, as of record in Book 3700, Page 2, Register's Office of Davidson County, Tennessee and the most Southeasterly corner of the herein described tract; thence leaving the said Westerly margin of Nolensville Road, and with the Northerly line of said Forest Acres Estates, Section One, N. 87° 48' 38" W., a distance of 725.21 feet to a point, said point being the most Northwesterly corner of Lot 113 on the aforementioned plat of Forest Acres Estates, Section One; thence with the Northerly line of the George T. Hicks, et ux tract, as of record in Book 4975, Page 898, R.O.D.C., Tennessee and the Edward Quinn Warner tract, as of record in Book 4975, Page 906, R.O.D.C., Tennessee, N. 86° 41' 26" West, a distance of 543.81 feet to a point; thence, continuing N. 88° 26' 59" W., a distance of 777.82 feet to a point; thence, continuing N. 88° 44' 27" W., a distance of 272.36 feet to an existing iron pin on the Easterly line of the Mayday Land Company property, as of record in Book 5835, Page 319, R.O.D.C., Tennessee; thence, with the Easterly line of the said Mayday Land Company property and the Westerly line of the herein described tract, N. 02° 02' 45" E., a distance of 120.89 feet, to a point; thence continuing N. 03° 41' 09" E., a distance of 678.23 feet to an existing iron pin; thence continuing N. 10° 43' 40" E., a distance of 295.70 feet, to an existing iron pin; thence, continuing N. 06° 04' 30" E., a distance of 449.32 feet to an existing iron pin, said iron pin being the most Northwesterly corner of the herein described tract, and lying on the Southerly line of the Hickory Heights Enterprises property, as of record in Book 6390, Page 921,

Register's Office Davidson County, Tennessee; thence, with the Southerly lines of the said Hickory Heights Enterprises property and the Scott P. Gibralter Trustee tract, as of record in Book 5933, Page 520, R.O.D.C., Tennessee, S. 87° 29' 11" E., a distance of 537.77 feet to an existing iron pipe; thence, continuing, S. 86° 59' 19" E., a distance of 270.04 feet, to a point, thence, continuing S. 87° 18' 57" E., a distance of 1130.73 feet to a point on the Westerly margin of Nolensville Road; thence, with said Westerly margin of Nolensville Road and with a curve to the left, having a radius of 2900.00 feet, a chord bearing of S. 04° 47' 39" E., a chord distance of 672.95 feet to a point; thence, continuing S. 11° 27' 25" E., a distance of 877.25 feet to the point of beginning, contianing 73.98 acres, more or less.

BEING the same property conveyed or devised to Lester L. Turbeville, Donald E. Turbeville and Gail Marie G. Killom, as their interest may appear by Deeds of record in Book 164, Page 124; Book 5466, Page 308 and Book _____, Page _____, all of the Register's Office of Davidson County, Tennessee. See also, Will Book 110, Page 727, County Court Clerk's Office of Davidson County, TN. See also, Affidavit of Heirship of record in Book ____, Page _____, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD , the said lands, with the improvement and appurtenances thereunto belonging to the said PAUL E. JOHNSON, his heirs and assigns, forever.

AND WE COVENANT with the said PAUL E. JOHNSON, that we are lawfully seized and possessed of said land, in fee simple, have a good right to convey it and that it is unencumbered.

AND WE FURTHER COVENANT AND BIND OURSELVES, our heirs and representatives to warrant and forever defend the title to said property to the said PAUL E. JOHNSON, his heirs and assigns, against the lawful claims of all persons, whomsoever.

POSSESSION to be given date of Deed.

State, County and City taxes for the year 1985 will be prorated date of Deed and paid by the Grantee. Any back taxes prior to 1985 will be paid by the Grantors.

BEULAH TURBEVILLE, spouse of LESTER L. TURBEVILLE and JOAN A. TURBEVILLE, spouse of DONALD E. TURBEVILLE, join into this conveyance for the purpose of quitclaiming all of their right, title and interest, if any, to the Grantee PAUL E. JOHNSON, by virtue of their marital rights or otherwise.

WITNESS our hands on this the 26th day of July, 1985.

Lester L. Turbeville

Lester L. Turbeville

Beulah Turbeville

Beulah Turbeville

Donald E. Turbeville

Joan A. Turbeville

Gail Marie G. Killom

GRANTORS

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STATE OF TENNESSEE §

COUNTY OF Williamson §

Personally appeared before me, a Notary Public, in and for said County and State, the within named Lester L. Turbeville and wife, Beulah Turbeville, the Grantors, 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 at Franklin, Tennessee, on this the 26th day of July, 1985.

NOTARY PUBLIC

My Commission Expires:

9/22/87

STATE OF TENNESSEE §

COUNTY OF Williamson §

Personally appeared before me, a Notary Public, in and for said County and State, the within named Donald E. Turbeville and wife, Joan A. Turbeville, the Grantors, 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 at Franklin, Tennessee, on this the 26th day of July, 1985.

NOTARY PUBLIC

My Commission Expires:

9/22/87

STATE OF TENNESSEE §

COUNTY OF Williamson §

Personally appeared before me, a Notary Public, in and for said County and State, the within named Gail Marie G. Killom, with whom I am personally acquainted and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

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WITNESS my hand and official seal at Franklin, Tennessee on this the 26th day of July, 1985.

William Carter Conway
NOTARY PUBLIC

My Commission Expires:

9/22/87

STATE OF TENNESSEE §

COUNTY OF §

The actual consideration of this transfer or the value of the property being transferred, whichever is greater is $ 369,900.00

Paul E Johnson
Affiant

SWORN to and subscribed before me on this the 26th day of July, 1985.

William Carter Conway
NOTARY PUBLIC

My Commission Expires:

9/22/87

SEND TAX BILLS TO:

Mail Mr. Paul E. Johnson
P.O. Box 17739
Nashville, Tenn. 37217

J 2 4 9 1 1

IDENTIF. REFERENCE

JUL 31 | 54 PM 1985

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
COTX -STATE TAX CONVEY
MOTX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			369500.00- CAPIT.	
			961.74 CSTAX	
			.50 MSTAX	
		VD	.50- MSTAX	
			.50 PRFEE	
			12.00 WDE D	
			CHECK	374.24-
			2933A07/31/85 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 2 4 9 1 1 1

IDENTIF. REFERENCE

JUL 31 1 54 PM '85

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 159009