Map 86 P/O Par 65 Is

This instrument prepared by
James B. Dance, Attorney
Carthage, Tennessee 37030

FOR AND IN CONSIDERATION of the sum of ONE ($1.00) DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged and for the love and affection that we entertain for our daughter, WE, **RICHARD P. SANDS and wife, LILLIE FLATT SANDS** have this day bargained and sold and by these presents do hereby transfer and convey unto **LOIS MARIE SANDS WILSON,** her heirs and assigns, subject to a life estate retained by us or the survivor of either of us, a certain tract or parcel of land lying and being in the FOURTH (4th) CIVIL DISTRICT of Davidson County, Tennessee, and being bounded and described as follows, to-wit: BOOK 6647 PAGE 807

LOT NUMBER ONE: BEGINNING at a spike in Dodson Chapel Road which is located in the southwest corner of this tract and running with Dodson Chapel Road N 4-06 E 134.9 feet to a spike in Dodson Chapel Road which is located in the northwest corner of this tract; thence S 86-26 E 242.9 feet to an iron pin which is located in the northeast corner of this tract; thence S 27-43 E 155.5 feet to a Hackberry tree which is located in the southeast corner of this tract; thence N 86-54 W 325 feet to the point of BEGINNING, and containing 0.9 acres, more or less.

AND BEING a portion of the same property as that conveyed to Richard P. Sands and wife, Lillie Flatt Sands, by deed from Novella Walton Hagar, dated April 8, 1955 and which is of record in Deed Book 2394, page 479, Register's Office of Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 94,300
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 3rd DAY OF Sept 1985
Deputy Register

LOT NUMBER TWO: BEGINNING at a spike in Dodson Chapel Road which is located in the southwest corner of this tract and which is also the northwest corner of Lot Number One, and running with Dodson Chapel Road N 4-06 E 200.6 feet to a spike in Dodson Chapel Road which is the northwest corner of this tract, Road, said spike being in the northwest corner of this tract; thence S 46-40 E 313.39 feet to an iron pin which is in the southeast corner of this tract and which is the northeast corner of Lot number One; thence with the northern boundary of Lot Number One N 86-26 W 242.9 feet to the point of BEGINNING, and containing 0.55 acres, more or less.

AND BEING a portion of the same property as that conveyed to Richard P. Sands and wife, Lillie Flatt Sands, by Deed from Novella Walton Hagar, dated April 8, 1985 and which is of record in Deed Book 2394, page 479, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD said tracts or parcels of land with the appurtenances, estate, title and interest, except for a life estate retained by us or the survivor of either of us, thereto belonging to the said LOIS MARIE SANDS WILSON, her heirs and assigns, forever.

WE covenant with the Grantee that we are lawfully seized and possessed of said tracts or parcels of land; that we have a good and lawful right to convey it and that same is unencumbered, except for the life estate retained by us or the survivor of either of us. BOOK 647 PAGE 808

WE further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land, except for the life estate retained by us or the survivor of either of us, to the said LOIS MARIE SANDS WILSON, her heirs and assigns, against the lawful claims of all persons, whomsoever.

The 1985 property taxes will be paid by Grantors.

WITNESS our signatures this the 28th day of August, 1985.

339556

IDENTIFICATION REFERENCE

SEP 5 9 34 AM '85

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

RECEIVED

Richard P. Sands
RICHARD P. SANDS

Lillie Flatt Sands
LILLIE FLATT SANDS

STATE OF TENNESSEE
COUNTY OF SMITH

Personally appeared before me, the undersigned, a Notary Public in and for the aforesaid County and State, the within named RICHARD P. SANDS and wife, LILLIE FLATT SANDS, the bargainors, with whom I am personally acquainted or who proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office in Carthage, Smith County, Tennessee this the 28th day of August, 1985.

Janice D Gregory
NOTARY PUBLIC

My Commission Expires:10-15-85

SEND TAX NOTICE TO:

Richard P. Sands, et ux
4047 Dodson Chapel Road
Hermitage, Tennessee 37076

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____ BOOK 6647 PAGE 899

6647 899

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

82300.00- CAPT.
213.90 CSTAX
.50 PRFE
6.00 MORTG
CHECK 220.40-
3915A09/05/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

33956

IDENTIFICATION REFERENCE

SEP 5 9 34 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 169719