BOOK 6711 PAGE 216

FROM: IRA T. ADAMS and wife,
MARTHA S. ADAMS

TO: ADAMS BROTHERS DEVELOPMENT COMPANY

This Instrument prepared with information furnished by parties by:
Alexander, King & Williams
203 Third Avenue South
Franklin, TN 37064

Address New Owner(s): 1324 Johnson Chapel Rd Brentwood, Tn 37027

Send Tax Bills To: Same

Map Parcel Number: To be assigned

Field Book Number:

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ($10.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, we, IRA T. ADAMS and wife, MARTHA S. ADAMS, have bargained and sold, and by these presents do transfer and convey unto the said ADAMS BROTHERS DEVELOPMENT COMPANY, its successors and assigns, a certain tract or parcel of land situated in the Second (2nd) Civil District of Davidson County, Tennessee, described as follows, to wit:

> Being all of that property known as Addition to Edge-O-Lake Estates of record in Plat Book 6250, page 391, Register's Office for Davidson County, Tennessee, to all of which reference is hereby made for a more complete description, and including but not limited to Lots Nos. 1 through 26, Reserved Parcels (A), (B), (C) and (D).
>
> Being all of the same property conveyed to Ira T. Adams and wife, Martha S. Adams, in the following conveyances: By deed from Johnny J. Baskin and wife, Mrs. Emma Baskin, of record in Book 4077, page 721, Register's Office of Davidson County, Tennessee; By deed from Katherine P. Trice of record in Book 4537, page 273, Register's Office for Davidson County, Tennessee; and to Ira T. Adams by deed from J. E. Nichols and wife, Madeline T. Nichols, of record in Book 5101, page 616, 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 ADAMS BROTHERS DEVELOPMENT COMPANY, its successors, and assigns, forever.

And IRA T. ADAMS and wife, MARTHA S. ADAMS, do covenant with the said ADAMS BROTHERS DEVELOPMENT COMPANY that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as follows:

> (1) Said property is subject to the 1985 property taxes, which will be paid by the Grantees in full, when due.
> (2) Restrictions and Easements of Record.

And IRA T. ADAMS and wife, MARTHA S. ADAMS, do further covenant and bind themselves, their heirs, successors and representatives, to warrant and forever defend the title to the said land to the said ADAMS BROTHERS DEVELOPMENT COMPANY, its successors and assigns against the lawful claims of all persons whomsoever.

MARTHA S. ADAMS joins in this conveyance for the purpose of conveying whatever right, title or interest she may have in the property of record at Book 5101, page 616, R.O.D.C., Tennessee, by reason of her marriage to IRA T. ADAMS.

WITNESS this 14 day of November, 1985.

5369

IDENTIFICATION REFERENCE

Nov 18 12 00 PM '85

FELIX Z. ZELLMER REGISTER DAVIDSON COUNTY TN

RUSH

Ira T. Adams
IRA T. ADAMS

Martha S. Adams
MARTHA S. ADAMS

AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared IRA T. ADAMS and wife, MARTHA S. ADAMS, the within-named 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 Warranty Deed for the purposes therein contained.

Witness my hand and seal at Franklin, Tennessee, this 14 day of November, 1985.

Roger Streffler
NOTARY PUBLIC

My Commission Expires: April 19, 1987

AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $10.00.

Ira T. Adams
AFFIANT

SUBSCRIBED AND SWORN TO before me, this 14 day of November, 1985.

Roger Streffler
NOTARY PUBLIC

My Commission Expires: April 19, 1987

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 50,000.00

Ira T. Adams
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18 DAY OF November 1985.

L Chandler
Deputy Register

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____ BOOK 6711 PAGE 218

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

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

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			50000.00- CASH	
			130.00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 135.50-	
7485A	11/18/85		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

53679

IDENTIFICATION REFERENCE

Nov 18 12 00 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 192674