Send tax bills to:
Robert A. Addis
4925 Kilimanjaro Dr.
Old Hickory, TN. 37138

This instrument prepared by:
MICHAEL W. FERRELL
Attorney at Law
106 Mt. Juliet Rd.
P. O. Box 8
Mt. Juliet, TN 37122

Map: 86, Group: _____, Parcel: 45

WARRANTY DEED

BOOK 6786 PAGE 742

THIS INDENTURE made and entered into on this the 20th day of February, 1986, by and between JOHNNIE ODELL WITHERS, SR., a single man, hereinafter referred to as the GRANTOR, and ROBERT A. ADDIS, hereinafter referred to as the GRANTEE.

WITNESS, That for and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid and other good and valuable considerations, 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 the 2nd Civil District of Davidson County, Tennessee, described as follows:

A tract of land described according to land survey, "Being the northerly part of the Johnnie O. Withers Property" dated January 26, 1986 by John D. McCormick, Surveyor, and being more particularly described as follows:

Beginning at a point on the easterly margin of the right-of-way of Tulip Grove Road, thence North 29° 08' East, along the easterly margin of said right-of-way, 139.5 feet to a point; thence continuing along the easterly margin of the right-of-way of Tulip Grove Road, North 23° 33' East 95.0 feet to a point; thence leaving the easterly margin of the right-of-way of Tulip Grove Road, North 25° 24' East 144.0 feet to a point; thence South 81° 36' East 1,154.50 feet to a point; thence South 4° 03' East 361.1 feet to a point; thence North 81° 36' West 1,307.0 feet to the point of the beginning and containing 10.00 acres, more or less. This property is generally bounded on the West by Tulip Grove Road and Bethel, on the North by Withers and Bethel, on the East by Darnell, and on the South by Withers.

Being part of the property devised to Johnnie Odelle Withers, Sr. by Will of Inez Hager Withers of record in

Will Book 136, Page 392, Probate Clerk's Office for Davidson County, Tennessee. This is also a portion of the property conveyed to Missouri Hager by deed of record in Book 1031, Page 450, Register's Office for Davidson County, Tennessee and devised to Inez Hager Withers by Will of record in Will Book 74, Page 291, Probate Clerk's Office for Davidson County, Tennessee.

Johnnie Odell Withers, Sr. and Johnnie Odelle Withers, Sr. being one and the same person.

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 warrant 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.

Johnnie O. Withers
JOHNNIE ODELL WITHERS, SR.

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, JOHNNIE ODELL WITHERS, SR., 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.

Witness my hand and official seal at office in Mt. Juliet, Tennessee, this the 20th day of February, 1986.

Denise Carver
Notary Public

DENISE CARVER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 7-26-87

STATE OF TENNESSEE
COUNTY OF WILSON

BOOK 6736 PAGE 744

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 52,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Michelle Ford
Affiant

Subscribed and sworn to before me this the 20th day of February, 1986.

Denise Carver
Notary Public

DENISE CARVER
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

My Commission Expires: 7-26-87

7.7.3 6 7

IDENTIFICATION REFERENCE

FEB 21 9 38 AM '86

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

BOOK 6786 PAGE 745

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

52000.00- CAMT.
135.20 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 144.70-
0303A02/21/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.7.367

IDENTIFICATION REFERENCE

FEB 21 9 18 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 220798