BOOK 5815 PAGE 857

WARRANTY DEED

PREPARED BY:

J. K. WOODARD
Attorney at Law
919 West Main Street
Hendersoville, TN 37075
822-0030

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater for this transfer is $ 71,000.00.

Affiant

SWORN to and subscribed before me on this the 27th day of March, 1986.

NOTARY PUBLIC

My Commission Expires: Feb. 25, 1988

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
A & L PARTNERSHIP	Same	Map 158-7
1017 16th Ave. S.		Parcel 39
Nashville, TN 37212		

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named **GRANTEES** and other good and valuable consideration the receipt of which is hereby acknowledged, we, **ROBERT NEIL HUTCHESON and wife, REBECCA E. HUTCHESON,** hereinafter called the **GRANTORS,** have bargained and sold and by these presents, do transfer and convey unto **A & L PARTNERSHIP,** a Tennessee Partnership consisting of EVERETT LOWE and J. MELVILLE ARMSTRONG, hereinafter called **GRANTEES,** their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 34 of Forrest Trails Subdivision, Section 2 of record in Book 4675, Page 45, Register's Office for Davidson County, Tennessee.

BEGINNING at the north most boundary line of Lot 34, this being a common point with Lot 35 on said subdivision plan; thence South 58 deg. 28 min. East with said boundary line of Lot 35 677.5 feet to a point; thence South 17 deg. 5 min. West 43.30 feet to a concrete marker; thence North 72 deg. 55 min. West 80 feet to a concrete marker; thence South 17 deg. 5 min. West 100.00 feet to a concrete marker; thence North 80 deg. 28 min. West along the boundary line of Lot 33 397.5 feet to a point; thence North 40 deg. 54 min. West still along a common boundary line of Lots 33 and 34 260 feet to a point; thence North 26 deg. 43 min. East 229.9 feet to the point of beginning. Said Lot containing 3.57 acres, more or less.

BEING the same property conveyed to ROBERT NEIL HUTCHESON and wife, REBECCA E. HUTCHESON by Deed from JAY CONSTRUCTION COMPANY of record in Book 4786, Page 991, Register's Office for Davidson County, TN.

03/28 87.10- CHEC

7758

This property has an ingress and egress driveway easement as well as public utility easement from Melbourne Drive on and across Lot 35 which is shown on the plat of record in Book 4675, Page 45, Register's Office of Davidson County, Tennessee, however, this easement is subserrivant to the TVA power line easement of record in Book 2276, Page 402, said Register's Office.

BOOK 5815 PAGE 858

This is improved/unimproved property known as Lot 34, Forrest Trails Subdivision, Section 2, Davidson County, TN..

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, title and interest thereto belonging to the said **GRANTEES**, their heirs and assigns, forever; and we 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 the same is unencumbered, unless otherwise herein set out, and we do further covenant and bind ourselves, our 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. Wherever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

WITNESS our hands this 27th day of March, 1986, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Robert Neil Hutcheson — Rebecca E. Hutcheson

ROBERT NEIL HUTCHESON — REBECCA E. HUTCHESON

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BEFORE me, undersigned, a Notary Public in and for the County and State aforesaid, personally appeared the within named, ROBERT NEIL HUTCHESON and wife, REBECCA E. HUTCHESON, the bargainors, with whom I am personally acquainted or proved to me on the basis of sufficient information, and who acknowledged the execution of the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 27th day of March, 1986.

J. K. [illegible]
NOTARY PUBLIC

My Commission Expires: Jan. 25, 1988

NOTARY PUBLIC AT LARGE

87062

IDENTIFICATION REFERENCE

MAR 28 3 27 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6815 PAGE 859

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

310[illegible].10- CAMT.
80.60 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 87.10-
7758A03/28/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

87062

IDENTIFICATION REFERENCE

MAR 28 3 07 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 231966