$73.20

WARRANTY DEED

BOOK 6836 PAGE 473

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 $ 24500.00 .

James G. McNeese
Affiant

SWORN to and subscribed before me on this the 4th day of April, 1986.

Virginia Langford
NOTARY PUBLIC

My Commission Expires: 12-20-89

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Mr. and Mrs. James McNeese	Same	Map 39
4702 Grays Point		Par 94 Jr
Joelton, TN 37080		

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, **CARL H. TINSLEY and wife, HAZEL L. TINSLEY and MILLER C. TINSLEY and wife, DOROTHY TINSLEY,** hereinafter called the **GRANTORS,** have bargained and sold and by these presents, do transfer and convey unto **JAMES G. McNEESE and wife, BRENDA McNEESE,** 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 and BEGINNING at an iron pin in the northerly margin of Clarksville Highway, same being the Southwest corner of the V.F.W. property and the Southeast corner of the herein described property; running thence with the northerly margin of Clarksville Highway North 55 deg. 15 min. West 199.86 feet to an iron pin, same being the new southeast corner of the Tinsley property; thence leaving Clarksville Highway running North 35 deg. 58 min. 20 sec. East 386.60 feet to an iron pin; thence South 67 deg. 01 min. 30 sec. East 195.70 feet to an iron pin; thence with the V.F.W. property South 34 deg. 45 min. WEst 426.46 feet to the point of beginning, containing 1.82 acres, more or less, according to the unrecorded survey of Earl R. Mayo dated 3/7/86, a copy of which is attached hereto.

BEING a part of the same property conveyed to Carl H. Tinsley and Miller C. Tinsley by Deed of record in Book 2956, Page 53, Register's Office for Davidson County, TN.

THE said HAZEL L. TINSLEY joins in this conveyance by reason of her marriage to the said CARL H. TINSLEY and the said, DOROTHY TINSLEY joins in this conveyance by reason of her marriage to the said MILLER C. TINSLEY.

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This is unimproved/improved property known as unimproved — Clarksville Hwy.

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 4th day of April, 1986, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Carl H Tinsley
CARL H. TINSLEY

Hazel L. Tinsley
HAZEL L. TINSLEY

Miller C Tinsley
MILLER C. TINSLEY

Dorothy Tinsley
DOROTHY TINSLEY

APR 23 | 44 PM '86
KAY WELLS REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

94060

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, CARL H. TINSLEY and wife, HAZEL L. TINSLEY, 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 Old Hickory, Tennessee, this the 4th day of April., 1986.

Virginia D Langford
NOTARY PUBLIC

VIRGINIA D. LANGFORD NOTARY PUBLIC DAVIDSON COUNTY, TN

My Commission Expires: 1/10/89

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, MILLER C. TINSLEY and wife, DOROTHY TINSLEY, 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 Old Hickory, Tennessee, this the 4th day of April, 1986.

Virginia D Langford
NOTARY PUBLIC

NOTARY PUBLIC DAVIDSON COUNTY, TN

My Commission Expires: 1/10/89

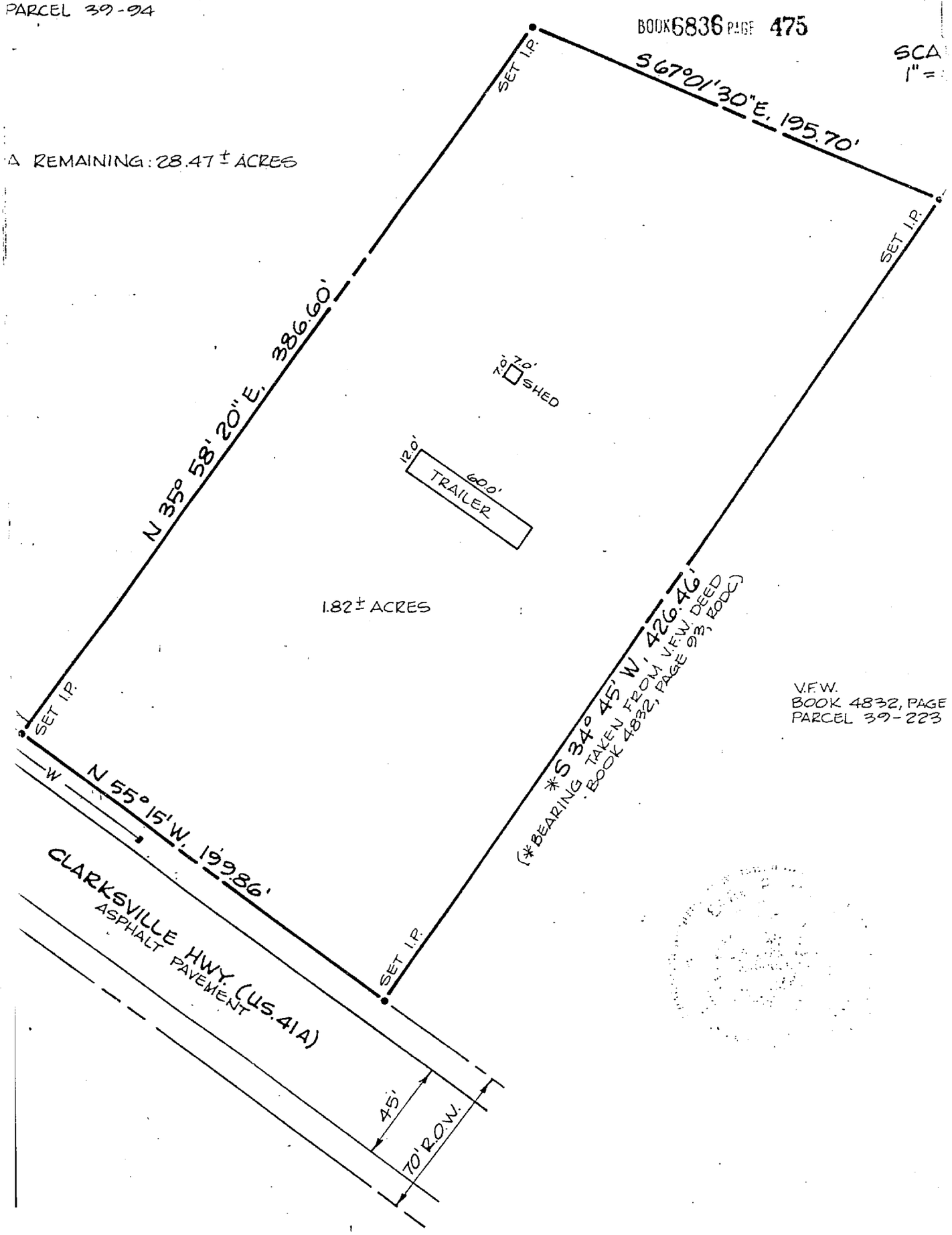
Hazel Louise & Dorothy
CARL AND MILLER TINSLEY
BOOK 2956, PAGE 53
PARCEL 39-94

BOOK 6836 PAGE 475

NORTH

SCA
1" =

A REMAINING: 28.47 ± ACRES



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

RECEIVED OF _____

FOR _____

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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

24500.00- CAMT.
63.70 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 73.20-
6163A04/23/86 8AL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

94060

IDENTIFICATION REFERENCE

APR 23 1 44 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 240180