BOOK 6921 PAGE 483

THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney at Law
160 Long Hollow Pike
Goodlettsville, Tennessee 37072

WARRANTY DEED

ADDRESS NEW OWNERS:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Joseph T. Hager, III	Same as new owner	Map 12
1229 Springfield Highway		Pt. Par. 81
Goodlettsville, Tn. 37072		10D-18444

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, We, HOWARD R. NEWMAN, JR. and wife, PAMELA E. NEWMAN, hereinafter referred to as the "GRANTORS", have bargained and sold, and by these presents do transfer and convey unto the said JOSEPH T. HAGER, III and wife, ELIZABETH W. HAGER, hereinafter referred to as the "GRANTEES", their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 2 on the Resubdivision of Lot 1 of Harriman Subdivision, of record in Book 6050, page 267, Register's Office, Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of the metes and bounds of said lot.

Being part of the same property conveyed to Howard R. Newman, Jr. and wife, Pamela E. Newman, by deed from Gary Wayne Oldman and wife, Sandra Jacob Oldnam, of record in Book 6870, page 23, Register's Office, 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 GRANTEES, their heirs and assigns, forever.

And We, the GRANTORS, 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 warrant that the same is unencumbered, except:

(1) 1986 State & County taxes, prorated between the parties and to be paid in full by the Grantor.

(2) The Plan of record in Book 6050, page 267, said Register's Office, shows Owner's Certificate, a 10 foot easement

for utility and drainage along southerly line, 40 foot drainage easement along the northwesterly portion as shown on said plat, designated areas for necessary sewage soil absorption systems and notation: "The owner of Lot 2 shall install V-ditch at time of installation of septic tank and overflow fields.".

And We, the GRANTORS, 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.

WITNESS our hands on this the 16th day of July, 1986.

Howard R. Newman Jr.
HOWARD R. NEWMAN, JR.

Pamela E. Newman
PAMELA E. NEWMAN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named HOWARD R. NEWMAN, JR. and wife, PAMELA E. NEWMAN, the bargainors, with whom I am personally acquainted and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal, this the 16th day of July, 1986.

Janice M. Crisler
NOTARY PUBLIC

My Commission Expires: 4-9-88

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $14,000.00.

Pam E. Newman
Affiant

Sworn to and subscribed before me, this the 16th day of July, 1986.

Janice M. Crisler
NOTARY PUBLIC

My Commission Expires: 4-9-88

RECEIVED FOR RECORD JUL 18 3 03 PM
DAVIDSON COUNTY TENNESSEE
IDENTIFICATION

21657

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

RECEIVED OF _____

FOR _____

BOOK 6921 PAGE 485

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
			1400[illegible].00- CA 1T.	
			39.20 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	45.70-
8920AC	7/18/06	BAL		.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

21952

IDENTIFICATION REFERENCE

Jul 18 8 58 AM '06

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 272254