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FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $_____

$48,000.00 Henry D Holmes Jr
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF November 1986.

Notary Public

MY COMMISSION EXPIRES: 2/11/87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
American Escrow Company, 115 Hazel Path, P.O. Box 1733, Hendersonville, TN 37077
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE'S ADDRESS:	MAP-PARCEL NUMBERS
HENRY D. HOLMES, JR. (NAME)	NONE (NAME)	10D17870
305 Wexford Dr., Apt. 103 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	16-12
Virginia Beach, VA 23462 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, BESSIE GENEVA STERRY, a widow, and MAURY LEROY STERRY,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO HENRY D. HOLMES, JR. and wife, CHARLSIE M. HOLMES,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in the 10th, formerly the 22nd, Civil District of Davidson County, Tennessee, about 13 miles north of the City of Nashville, a tract of land in Tract No. 1, described more particularly as follows:

BEGINNING at a rock pile at a point between the land of Robert Sterry and Hubert Krantz Tract No. 1; thence N 13° W 576 feet; thence N 64° W 257 feet to the center of Ivy Point Road (formerly Brown's Lake Road); thence following the center of said road, S 27° 55' E 73.5 feet, S 1° 46' W 262 feet, thence S 16° 38' W 484.2 feet to the southwest corner of the tract; thence S 87° E 512.3 feet to the southeast corner; thence N 3° E 140 feet; thence N 88° W 50 feet to the beginning, containing 5 acres, more or less.

BEING the same property conveyed to LEONARD STERRY by deed from HUBERT KRANTZ of record in Book 1642, Page 387, Register's Office for Davidson County, Tennessee; the said LEONARD STERRY was one in the same person as LEONARD CALVIN STERRY and was unmarried at the time of said conveyance; LEONARD CALVIN STERRY married Bessie B. Inman in Franklin, Simpson County, Kentucky on February 5th, 1949, and Bessie G. Inman is one in the same person as Bessie Geneva Sterry; one son, MAURY LEROY STERRY, was born of the marriage; LEONARD CALVIN STERRY died on July 13th, 1973, in Davidson County, Tennessee, intestate, being survived by the said BESSIE GENEVA STERRY, his widow, and MAURY LEROY STERRY, his son, being his sole heirs at law.

THIS conveyance is subject to all restrictions and easements of record.

MARY RUTH STERRY, spouse of MAURY LEROY STERRY, joins in this conveyance for the express purpose of conveying any and all of her right, title and interest, including all marital and homestead rights, in and to the within described property unto the named Grantees.

This is unimproved ( ) improved (X) property, known as 2824 Ivy Point Road, Goodlettsville, Tennessee 37072
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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 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 26th day of November, 1986

BESSIE GENEVA STERRY: Bessie Geneva Sterry

MAURY LEROY STERRY: Maury Leroy Sterry MARY RUTH STERRY: Mary Ruth Sterry

A-101

STATE OF TENNESSEE
COUNTY OF SUMNER

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Personally appeared before me, W. K. GEORGAS, JR., a Notary Public in and for said County and State, the within named BESSIE GENEVA STERRY, a widow, MAURY LEROY STERRY and wife, MARY RUTH STERRY,

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Hendersonville, Tennessee, this 26th day of November 19 86

Commission expires 2/11/87

W.K.

Notary Public

STATE OF TENNESSEE

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM
BESSIE GENEVA STERRY, a widow,
and
MAURY LEROY STERRY etux

TO
HENRY D. HOLMES, JR. etux

REGISTER, PLEASE RETURN TO:
American Escrow Company
P.O. Box 1733
Hendersonville, TN 37077

67696

IDENTIFICATION REFERENCE

Dec 1 9 14 AM '86

FELIX Z WILSON II REGISTER
SUMNER COUNTY, TN

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

480[illegible].0- PAMT.
134.10 CSTAX
.50 PRFE
6.00 WDEED
CHECK 140.60-
10286 12/01/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

67696

IDENTIFICATION REFERENCE

DEC 1 9 15 AM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 16864