ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Joseph S. Simon et ux	"owner"	24-13
(NAME) c/o Stan Lindsey & Assoc. 1906 West End Avenue	(NAME)	Field Book: 10D-01575
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37203	(STREET ADDRESS)	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of forty-nine thousand and no/100---------- DOLLARS

cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, WE, Nellie B. Couch, Robert C. Boyce, III, William W. Boyce, Mary E. Boyce, and James M. Boyce, all the heirs-at-law of their mother, Georgia Phelan Boyce, having died in testate in Davidson County, Tennessee, the Grantors,

have bargained and sold, and by these presents do transfer and convey unto the said Joseph S. Simon and wife, Betty M. Simon

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows

Land lying in the Tenth Civil District of Davidson County, Tennessee beginning at a point in the center of the Brick Church Pike, thence North 58 degrees West, 1750 feet to a point in Smith's East boundary, thence North 3 degrees 30 minutes East, 637 feet to a stake in the Southwest corner of the Birdie Miller tract, thence South 51 degrees 45 minutes East, 2100 feet with the South boundary of the Birdie Miller tract, to a spike in the center of the Brick Church Pike, thence South 37 degrees 15 minutes West, 330 feet with the center of said Brick Church PIke to the point of beginning, containing 19.2 acres more or less.

Being all the same property conveyed to Georgia Phelan Boyce from Rosetta Phelan, et al, by deed of record at Book 1308, page 463, Register's Office for said County.

This conveyance is subject to a right-of-way granted by instrument at Book 2445, page 433, said Register's Office.

RECEIVED
DEC 10 12 45 PM '86
REGISTER

74401

unimproved (XX
This is improved ( ) property, known as 4820 Brick Church Pike (House Number) (Street)
Goodlettsville ~~Nashville~~, Tennessee 37072
(P. O. Address) (City or Town) (Zip Code)

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 hereinabove 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.

Whenever 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 22nd day of September, 1986.

Nellie B. Couch
Nellie B. Couch

Robert C. Boyce, III
Robert C. Boyce, III

William W. Boyce
William W. Boyce

Mary E. Boyce
Mary E. Boyce

James M. Boyce
James M. Boyce

STATE OF NEW YORK :
COUNTY OF New York :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named WILLIAM W. BOYCE the bargainor(s) with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for th purposes therein contained. WITNESS my hand and official seal at 375 Madison Ave. State of NEW YORK, this 22nd day of September, 19 86.

My comm. expires: 3/30/88

Carolyn Nakano
Notary Public

CAROLYN NAKANO
Notary Public, State of New York
No. 4682292
Qualified in New York County
Commission Expires March 30, 19 88

STATE OF VIRGINIA :
~~COUNTY~~ OF Richmond City :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named MARY E. BOYCE the bargainor(s) with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for th purposes therein contained. WITNESS my hand and official seal at Richmond 401 North 19th Street State of VIRGINIA, this 29 day of September, 19 86.

My comm. expires: May 4 1990

Karen A. Ryffel
Notary Public

STATE OF ALABAMA :
COUNTY OF JEFFERSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ROBERT C. BOYCE, III the bargainor(s) with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for th purposes therein contained. WITNESS my hand and official seal at Birmingham State of ALABAMA, this 3rd day of October, 19 86.

My comm. expires: 9-9-91

Tammy B. Todd
Notary Public

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 JAMES M. BOYCE and NELLIE B. COUCH the bargainor(s) with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for th purposes therein contained. WITNESS my hand and official seal at Nashville State of TENNESSEE, this 12th day of December, 19 86.

My comm. expires: 4-17-88

Marbut Glenn Gaston, Jr.
NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

The actual consideration for this transfer or value of property (whichever is greater) is $ 49,000.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

Joseph V. Smucker, Jr.

SWORN TO AND SUBSCRIBED BEFORE ME
ON THIS 12th day of December, 1986.

my comm. expires: 4-17-88

Marbut Glenn Gaston, Jr.
Notary Public
NOTARY PUBLIC AT LARGE

THIS INSTRUMENT PREPARED BY:
Marbut Glenn Gaston, Jr., Lawyer, 2211 Crestmoor Rd., Nashville, TN. 37215

Ticor Title Ins. # 044 003090

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

RECEIVED OF _____

FOR _____

BOOK 7073 PAGE 726

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

498.[illegible] 0- CNVT
137.[illegible] STAX
.50 RVFF
6.00 ADD
CHECK 143.70-
07/31/87/13/38 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7 4 4 0 1

IDENTIFICATION REFERENCE

DEC 18 12 45 PM '86

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 24469