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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 135,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 28th DAY OF August, 19 87

Notary Public

MY COMMISSION EXPIRES: November 1, 1987

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co.,, 2711 Murfreesboro Rd., Suite 105, Antioch, TN 37013
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	Mortgagee: and Send Tax Bill To:	MAP-PARCEL NUMBERS
Horace U. Henley (NAME)	Owner (NAME)	149-16
616 Bell Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	029.00
Antioch, TN 37013 (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, Ray C. Leonard and wife, Helen H. Leonard

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Horace U. Henley and wife, Betty G. Henley

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:

Tract 1:
Being a 0.36 more or less, acre tract of land lying in the 2nd Civil District of Davidson County, Tennessee, described as follows:

Beginning at the most southerly corner of Ray C. Leonard property as of record in Book 4467, Page 716, Register's Office for Davidson County, Tennessee; thence running with the southeast property line of the said Leonard property North 37 deg. 13' east a distance of 150 feet to the most easterly corner of said Leonard property; thence running with the extension of the Leonard property northeast line south 41 deg. 47' east a distance of 140 feet, more or less to a point, lying on the most northerly line of the Metro Government property as of record in Book 3344, Page 471, Register's Office Davidson County, Tennessee; thence running with the said northerly line of the Metro Government property south 63 deg. 18' west a distance of 155 feet, more or less, to a point; said point further described as being the intersection point of the said northerly line of the Metro Government property and the extension of the westerly line of the said Leonard Property; thence running with the said extension of the westerly line of the Leonard property north 39 deg. 47' west distance of 71 feet, more or less, to the point of beginning containing 0.36, more or less, acres.

Tract 2:
Land in Davidson County, Tennessee, being the southeasterly part of James Crafton Property, in the 2nd Civil District of said County, and described according to a copy of a survey made by Hickerson & Hickerson, Engineers dated May 27, 1964, as follows:

This is improved (XX) unimproved ( ) property, known as 616 Bell Road, Antioch, TN 37013
(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 hand s this 28th day of August, 19 87

Ray C. Leonard

Helen H. Leonard

Ray C. Leonard

Helen H. Leonard

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ray C. Leonard and wife, Helen H. Leonard

the bargainors, 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 the purposes therein contained.

Witness my hand and official seal at Antioch, Tennessee, this 28th day of August, 19 87.

Notary Public

Commission Expires November 1, 1987

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM
Ray C. Leonard and wife, Helen H. Leonard

TO
Horace U. Henley and wife, Betty G. Henley

Guaranty Title and Escrow Co.
Suite 105, Priest Lake Professional Building
2711 Murfreesboro Road
Antioch, Tennessee 37013
Phone (615) 367-0595
Phone (615) 367-0697

Continuation of Legal Description:

Beginning at an iron pin in the east margin of Bell Road, as now located, at a corner of the H. M. Dixon Property; and being the southwestely corner of this tract; thence with the margin of said Road, northeasterly 40.3 feet to a concrete monument; thence northwesterly 5.5 feet to a concrete monument; thence northeasterly 109.7 feet to an iron pin, which is 357 feet, more or less, southerly from the centerline of Rice Road, or Old Murfreesboro Road; thence south 47 deg. east 176.8 feet to an iron pin in H.M. Dixon property; thence with said Dixon's line and along an old fence, south 32 deg. west 150 feet to an iron pin and old fence post; thence north 45 deg. west 151.8 feet to the point of beginning, containing .56 acres more or less.

Being the same property conveyed to Ray C. Leonard et ux Helen H. Leonard by deed of record in Book 5418, Page 449, and Book 4467, Page 716, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

6 1 2 8.9

IDENTIFICATION REFERENCE

SEP 1 1 1 15 PM '87

REGISTER'S OFFICE
DAVIDSON 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 TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

125000.00- CONT.
350.00 CSTAX
.50 PRFEE
9.00 MOEFD
CHECK 359.50-
0005A09/01/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6128.9

IDENTIFICATION REFERENCE

SEP 1 1 15 PM '87

DAVIDSON COUNTY, TN

No. 11788