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

WARRANTY DEED

ADDRESS NEW OWNER:	PERSON/ENTITY RESPONSIBLE FOR PAYMENT OF TAXES:	MAP-PAR. NO.
Kevin D. Thomas, etux 105 Connor Dr. Goodlettsville, Tn. 37072	SAME AS NEW OWNERS	Map 25-12 Par. 85 GO-16621

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, ALLEN D. WILEY and wife, EMILY ANN WILEY hereinafter referred to as the "GRANTOR", have bargained and sold, and by these presents do transfer and convey unto the said KEVIN D. THOMAS and wife, PATRICIA R. THOMAS, 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. 25, according to a plat of Ranchwood Estates, Section II, of record in Plat Book 3600, page 67, Register's Office, Davidson County, Tennessee.
Said Lot No. 25 fronts 155 feet on the southerly side of Connor Drive and runs back between lines, 395.3 feet on the westerly side and 425 feet, more or less, on the easterly line to a dead line in the rear, upon which it measures 72.8 feet thereon.
Being the same property conveyed to Allen D. Wiley and wife, Emily Ann Wiley, by deed from Wiley's, Inc., a Tennessee Corporation of record in Book 7276, page 742, Register's Office, Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estates, 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 convey it and warranty that the same is unencumbered, except (1) 1987 State, County and City of Goodlettsville taxes, prorated between the parties and assumed in full by the Grantees, (2) The Plan of record in Book 3600, page 67, said Register's Office and (3) Easement for transmission line to USA of record in Book 3248, page 55, said Register's Office.

And the, Grantors do further covenant and bind ourselves, our heirs and representatives to warranty and forever defend the title to the land to the said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands on this the 1st day of September, 1987.

ALLEN D. WILEY

EMILY ANN WILEY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ALLEN D. WILEY and wife, EMILY ANN WILEY 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 this the 1st day of September, 1987.

NOTARY PUBLIC

My Commission Expires: 1-19-88

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $74,500.00.

Affiant

Sworn to and subscribed before me, this the 1st day of September, 1987.

NOTARY PUBLIC

My Commission Expires: 1-19-88

6178.2

IDENTIFICATION REFERENCE

SEP 2 10 51 AM '87

DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7342 PAGE 566

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6178.2

IDENTIFICATION REFERENCE

SEP 2 10 51 AM '87

DAVIDSON COUNTY, TN

No.