WARRANTY DEED

PREPARED BY:

J. K. WOODARD
Attorney at Law
919 West Main Street
Hendersonville, TN 37075
822-0030

MORTGAGEE:
Old Hickory Employee's C.U.
1000 Industrial Drive
Old Hickory, TN 37138

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater for this transfer is $ 10.00 .

Penny J. Tarpey
Affiant

SWORN to and subscribed before me on this the 22nd day of September, 1987.

J. K. Woodard
NOTARY PUBLIC

My Commission Expires: 7-25-88

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Randall T. Tarpey	Same	011-00-0 0030.00
4957 Tarbay Dr.		
Nashville, Tenn. 37211		

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named **GRANTEES** and other good and valuable consideration the receipt of which is hereby acknowledged, I, **ROGER WOOD, Executor of the Estate of Alma Binkley Spivey,** hereinafter called the **GRANTORS,** have bargained and sold and by these presents, do transfer and convey unto **RANDALL T. TARPEY and wife, PENNY J. TARPEY,** hereinafter called **GRANTEES,** their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND lying in the 10th Civil District of Davidson County, Tennessee and being designated as Tract No. 2 on the Survey of the Alma Binkley Spivey Heirs Property dated July 16, 1987, by William A. Cummings, Tennessee Registered Land Surveyor No. 1314.

BEGINNING at an iron pipe (old) in the easterly right-of-way of Greer Road, 25 feet from the centerline, said iron pipe marking the Northwest corner of property owned by W. G. Greer and wife, Lela M. Greer of record in Deed Book 6616, Page 479, in the Register's office of Davidson County, Tennessee and being located southerly approximately 0.8 mile from the intersection of Greer Road with Dividing Ridge Road and being the Southwest corner of the herein described tract; thence leaving said point of beginning with a curve in said right-of-way of Greer Road concave to the West having a radius of 263.038 feet, an arc distance of 43.244 feet through a central angle of 09 deg. 25 min. and 11 sec. to the point of tangency; thence continuing with said right-of-way North 19 deg. 37 min. 00 sec. WEst 79.86 feet to an iron pin; thence severing the property of Alma Binkley Spivey heirs of record in Deed Book 1113, Page 174, RODC, Tennessee as follows: North 68 deg. 40 min. 40

sec. East 525.16 feet to an iron pin; North 58 deg. 12 min. 00 sec. East 510.07 feet to an iron pin; South 06 deg. 36 min. 00 sec. West 317.51 feet to an iron pin; South 30 deg. 17 min. 00 sec. West 248.77 feet to an iron pin; thence with the northerly boundary line of property owned by W. G. Greer and wife, Lela M. Greer of record in Book 5007, Page 857, said Register's Office North 78 deg. 04 min. 20 sec. West 182.90 feet to an iron pipe (old); thence with the northerly boundary line of property owned by W. G. Greer and wife, Lela M. Greer of record in Deed Book 6616, Page 479, said Register' office, as follows: North 76 deg. 11 min. 20 sec. West 73.24 feet to an iron pin; South 76 deg. 59 min. 20 sec. West 407.45 feet to an iron pipe (old) South 82 deg. 26 min. 40 sec. West 76.46 feet to the beginning and containing 5.00 acres, more or less.

BEING a portion of the property conveyed to OLIVER W. SPIVEY and wife, ALMA BINKLEY SPIVEY by County Clerk's Deed of record in Book 1113, Page 174, Register's Office for Davidson County, Tennessee. The said Oliver W. Spivey having predeceased the said Alma Binkley Spivey and the said Alma Binkley Spivey having since died and her will having been probated in the Probate Court for Davidson County, Tennessee, appointing the said Roger Wood as Executor of said Will.

NO mobile home shall be located on this property for a period of twenty years and this restriction against mobile homes may be enforced by suit in the Chancery Court by the owners of any of the property deeded to the said Oliver W. Spivey and Alma Binkley Spivey by Deed of record in Book 1113, Page 174, Register's office for Davidson County, TN.

The Grantor does further hereby convey to the Grantees a 20-foot utility easement adjoining Greer Road across the remaining property of the Alma B. Spivey Estate until such time as the Metropolitan Government of Nashville and Davidson County, Tennessee extends a water line beyond this property.

This is (improved/unimproved) property known as _____Greer Road, Davidson County, TN.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, 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 my hand this 11th day of September, 1987, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Roger Wood Executor of Estate of Alma Binkley Spivey

ROGER WOOD, Executor of Estate of
Alma Binkley Spivey

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BEFORE me, undersigned, a Notary Public in and for the County and State aforesaid, personally appeared the within named, Roger Wood, Executor of the Estate of Alma Binkley Spivey, the bargainor, with whom I am personally acquainted or proved to me on the basis of sufficient information, and who acknowledged the execution of the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Old Hickory, Tennessee, this the 22nd day of September, 1987.

NOTARY PUBLIC

My Commission Expires: Jan 25 1989

NOTARY PUBLIC AT LARGE STATE

6769.7

IDENTIFICATION REFERENCE

SEP 23 12 01 PM '87

DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7359 PAGE 843

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

[illegible] CASH
50.4[illegible] CSTAX
.5[illegible] PRFEE
9.00 WDEED
CA[illegible] [illegible].[illegible]-
5476A09/23/97 [illegible] .0[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 7.6 9. 7.

IDENTIFICATION REFERENCE

SEP 23 12 01 PM '97

[illegible]
DAVIDSON COUNTY, TN

No. 19085