BOOK 7425 PAGE 959

FORM NO. WD-1 REV. 10-86

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 14,000.00

Richard W. Spencer
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF December, 1987.

Nancy Patton Beale
Notary Public

MY COMMISSION EXPIRES: 10-22-89

(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY

Walt, Dyer & James, Attys; One Burton Hills Blvd, Suite 130; Nashville, TN 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	Send Tax Bills to:	MAP-PARCEL NUMBERS
Richard W. Spencer (NAME)	same (NAME)	53-7-11.01
1511 Robinson Rd (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Old Hickory, Tn 37138 (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, Buford D. Moser and wife, Anita Joyce Moser

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard W. Spencer and R. Kent Bewick

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: Lot number 1 on the plan of Village of Old Hickory (Resubdivision) of record in Book 3700, p 105 and further described according to the following description, as follows, to wit;

Tract I Land in Davidson County, Tennessee, being the westerly part of Lot No. 56 on the Revised Plan of Section "E", Village of Old Hickory, as of record in Book 1424, Page 132, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 56 fronts 95.8 feet on the easterly side of Ball Park Road, now Golf Club Road, and extends back 131.8 feet on the northerly line and 139.4 feet on the southerly line, to the westerly line of the property conveyed to Delbert W. Gann and wife, by deed of record in Book 3338, Page 521, said Register's Office, on which it measures 35 feet.

Tract II Land in Davidson County, Tennessee being the westerly part of Lot No. 58, on the Revised Plan of Section "E", Village of Old Hickory, as of record in Bk. 1424, Pg. 132, said Register's Office.

Said part of Lot No. 58 fronts partly on Golf Club Road and adjoins the said Lot No. 56 and shares a common border being the southerly side of the above described part, approximately 139.4 feet in length, the said westerly part of lot no. 58 is then bounded by a line beginning at the easterly part of the common line and extending 58 degrees, 17 minutes East for 101.70 feet to the Southern edge of Lot 58, thence westerly 52.89 feet to a point marking the portion on the subject property dedicated for a R.O.W., thence westerly an additional 40.46 feet to a point, thence westerly 62.0 feet along a line N. 45 deg. 53 min. W., thence around a curved line to the western-most part of the common border of the two parcels which constitute this conveyance.
BEING the same property conveyed to Buford D. Moser by deed from Beverly J. Moser of record in Bk. 4853, Pg. 686, said Register's Office.

unimproved ( )
This is improved ( ) property, known as _____
(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 4th day of December, 1987

Buford D. Moser

Buford D. Moser

Anita Joyce Moser

Anita Joyce Moser

STATE OF TENNESSEE
Davidson County

BOOK 7425 PAGE 960

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Buford D. Moser and wife, Anita Joyce Moser

the bargainor S, 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 Nashville, Tennessee, this 4th day of December, 1987

Commission expires 5-8-91

Notary Public

STATE OF TENNESSEE
Davidson County

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 (their several oaths) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) as such _____ and (they) _____, 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

STATE OF TENNESSEE
Davidson County

On this _____ day of _____, 19____, personally appeared before me, _____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the "attorney-in-fact" of _____ and is authorized by them to execute this instrument on their behalf, as their free act and deed.

Witness my hand, at office, this _____ day of _____, 19____.

My commission expires: _____

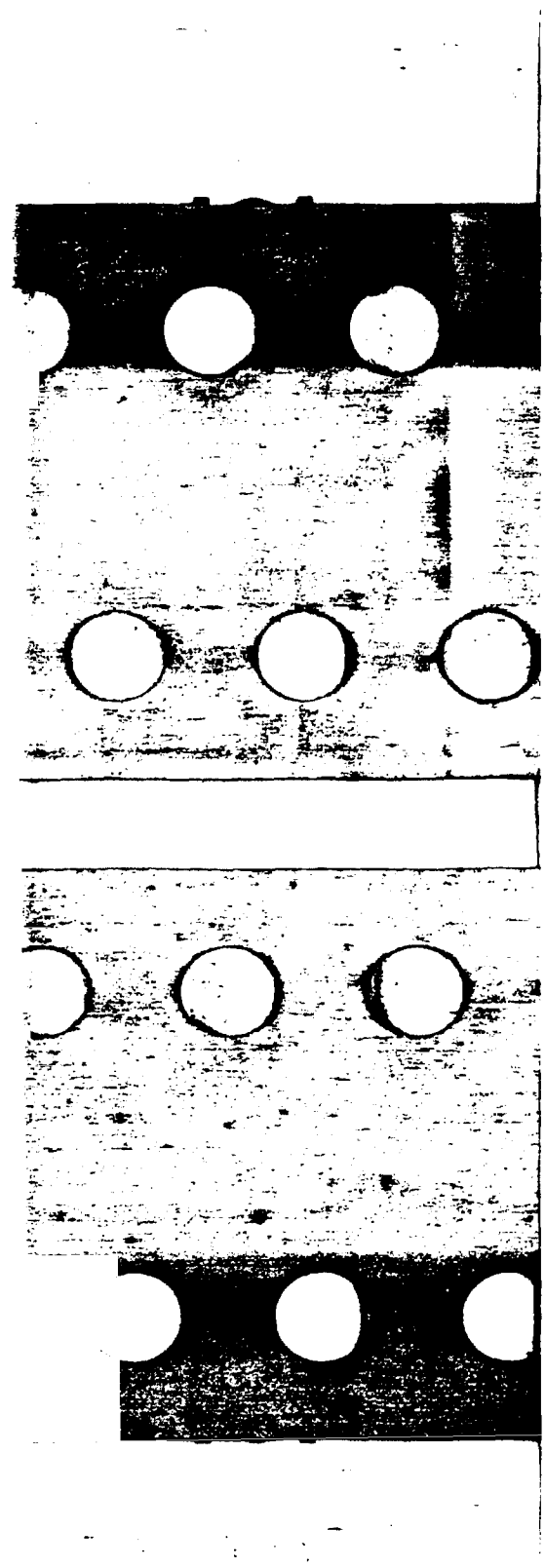
Notary Public

IDENTIFICATION REFERENCE

90476

DEC 15 9 09 AM '87

DAVIDSON COUNTY, TN



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7425 PAGE 961

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

14000.00- CAMT.
39.20 CSTAX
.50 PRFEE
6.00 MTGFEE
CHECK 45.70-
2022A12/15/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9047 7: 6.

IDENTIFICATION REFERENCE

Dec 15 9 09 AM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 44995