BOOK 7572 PAGE 414

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 46,071.85

M. Van Stanley, Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 13th DAY OF June 1988

Patricia Nichols
Notary Public

MY COMMISSION EXPIRES 9/1/89
(AFFIX SEAL)

FILE BOX 45

**THIS INSTRUMENT WAS PREPARED BY**
RICHARD A. NORTHCUTT - 1161 Murfreesboro Road - Suite 340 - Nashville, TN 37217

| NAME / ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO | MAP-PARCEL NUMBERS |
|---|---|---|
| M. Van Stanley, Jr. (NAME) | The Kissell Company (NAME) | Map 67 |
| 5124 Hydes Ferry Pike (STREET ADDRESS OR ROUTE NUMBER) | 30 Warder Street (STREET ADDRESS) | Parcel 25 |
| Nashville, TN 37218 (CITY) (STATE) (P.O. ZIP) | Springfield, OH 45501 (CITY) (STATE) (ZIP) | 13D45350 |

FOR AND 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, Richard A. Booher and wife, Patricia S. Booher,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO M. Van Stanley, Jr., a married person,

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 NO. 1: A tract of land in the 13th, formerly 25th, Civil District of said County, described according to survey made by Blanchard and Parrish, Surveyors, November 5, 1937, as follows:

BEGINNING on the northerly margin of Tennessee Highway No. 12 at a post in the westerly line of the Fox property; thence with said Fox property, westerly line, North 1 degree 30' East 142.6 feet to a stake; thence North 12 degrees 30' West 413 feet to a stake; thence leaving said line, South 1 degree 30' West 343 feet to a stake; thence South 85 degrees 15' West 95 feet to a stake; thence South 1 degree 30' West 210 feet to a stake in the northerly margin of said highway; thence with said highway, North 85 degrees 15' East 200 feet to the beginning, containing 1.29 acres, more or less.

TRACT NO. 2: A tract of land in the 13th, formerly 25th Civil District of said County, described according to survey made by G.W. Watkins, Surveyor, dated January 12, 1956.

BEGINNING at a point in the northerly margin of the right of way of State Highway No. 12, the same being the common corner between the tract or parcel of land owned by W. Louis Simpkins described in Book 1290, page 324, Register's Office for Davidson County, Tennessee, and the tract of land owned by Cora Belle Taylor, described in deed of record in Book 115, page 140, said Register's Office; thence North 1 degree 30' East 210 feet to the beginning point of the tract herein conveyed, and being the southwest corner of said tract; thence North 85 degrees 15' East 95 feet to a point; thence North 1 degree 30' East 89 feet to an iron pin; thence South 85 degrees 15' West 95 feet to an iron pin; thence South 1 degree 30' West 89 feet to the point of beginning, containing 19/100 of an acre, more or less.

** This is unimproved ( ) improved (XX) property, known as 5124 Hydes Ferry Pike (House Number) (Street) Nashville, TN 37218 (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 heir 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 covey 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 hands this 22TH day of March, 19 88

x Richard A. Booher x Patricia S. Booher

**Being the same property conveyed to Richard A. Booher and wife, Patricia S. Booher, by deed from James F. Dukes, et al, of record in Book 7024, page 708, said Register's Office.

BOOK 7572 PAGE 415

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 Richard A. Booher and wife, Patricia S. Booher,

the bargainor S, with whom I am personally acquainted/and who acknowledged that they (or proved to me on the basis of satisfactory evidence) executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 17TH day of March, 1988.

Commission expires May 8, 1991

Notary Public

STATE OF TENNESSEE
COUNTY OF

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 his oath himself (or proved to me on the basis of satisfactory evidence) upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such (they) and _____ being authorized so to do, execute 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

5181 06/14 0101 03CHECK 135.58

WARRANTY DEED

FROM

Richard A. Booher and wife,

Patricia S. Booher

TO

M. Van Stanley, Jr.

RETURN TO:

METROPOLITAN ESCROW, INC.
1161 Murfreesboro Road
Suite 340
Nashville, TN 37217

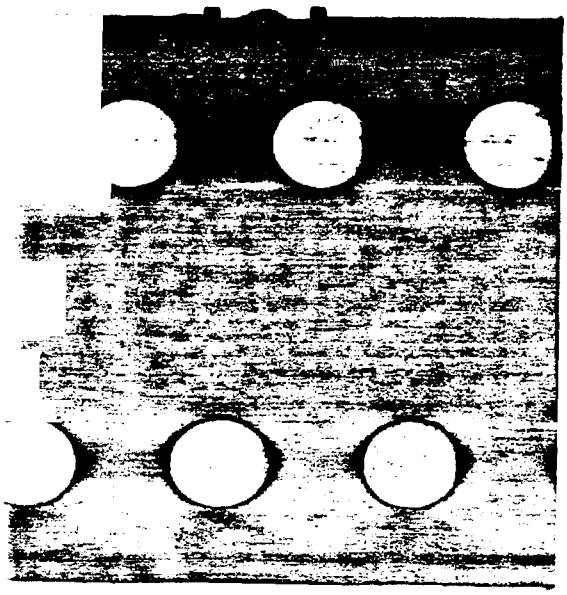
RICHARD A NORTHCUTT
ATTORNEY AT LAW
1161 Murfreesboro Road
Suite 340
Nashville, TN 37217

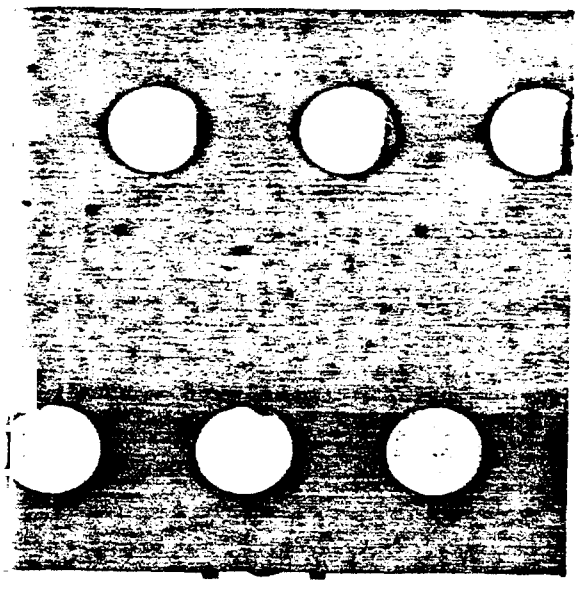
3975

IDENTIFICATION REFERENCE

JUN 14 2 23 PM '88

FILED & RECORDED
FELIX Z WILSON REGISTER
DAVIDSON COUNTY, TN





**OFFICIAL RECEIPT**

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

RECEIVED OF _____

FOR _____

BOOK 7572 PAGE 416

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|

CAMT 46071.85
CON TX 129.08
PRFEE 0.50
WDEED 6.00
TOTAL 135.58
CHECK 135.58
CK BANK

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/14/88 01 14:22 0001 5181

39775

IDENTIFICATION REFERENCE

JUN 14 2 23 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

**No.** 102020