THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney at Law
Bank of Goodlettsville, Suite 301
112 Long Hollow Pike
Goodlettsville, Tennessee 37072

8283 07/19 0101 03CHECK 247.40

WARRANTY DEED

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
Allen D. Wiley, et ux P. O. Box 226 Goodlettsville, TN 37072	Same	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, KEVIN D. THOMAS and wife, PATRICIA R. THOMAS, hereinafter referred to as the "GRANTORS", have bargained and sold, and by these presents do transfer and convey unto the said ALLEN D. WILEY and wife, EMILY ANN WILEY, 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 Kevin D. Thomas and wife, Patricia R. Thomas, by deed from Allen D. Wiley, et ux, of record in Book 7342, page 564, said Register's Office.

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, 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 to convey it and warrant that the same is unencumbered, except (1) 1988 State, County and City of Goodlettsville taxes, a lien not yet due and payable, 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 we, the GRANTORS, 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.

WITNESS our hands on this the 14th day of July, 1988, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Kevin D. Thomas
KEVIN D. THOMAS

Patricia R. Thomas
PATRICIA R. THOMAS

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, KEVIN D. THOMAS and wife, PATRICIA R. THOMAS, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this the 14th day of July, 1988.

Patsy C. Davidson
NOTARY PUBLIC

My Commission Expires: 12-31-89

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $73,000.00.

Desiree M. Cathey
Affiant

Sworn to and subscribed before me, this the 14th day of July, 1988.

Patsy C. Davidson
NOTARY PUBLIC

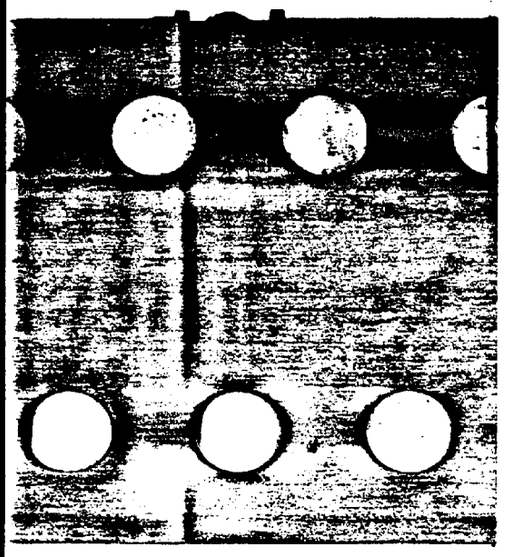
My Commission Expires: 12/31/89

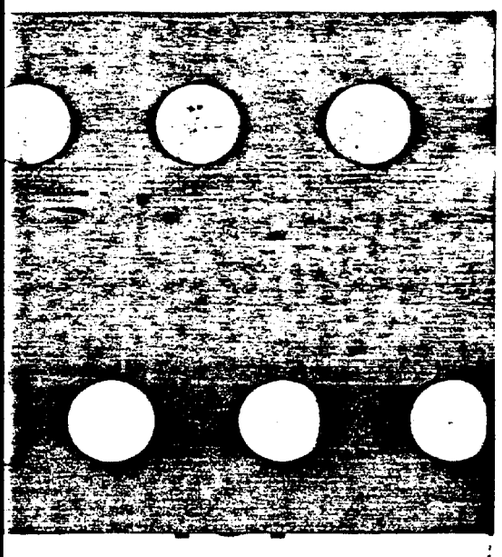
NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

FILED JUL 19 9 44 AM '88
ELIZABETH C. ROBERTSON REGISTER DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

50326





OFFICIAL RECEIPT

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

BOOK 7602 PAGE 551

RECEIVED OF _____

FOR _____

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 73000.00
				CON TX 240.90
				PRFEE 0.50
				MDEED 6.00
				TOTAL 247.40
				CHECK 247.40
07/19/88	01			09:45 0001 8283

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

50326

IDENTIFICATION REFERENCE

JUL 19 9 44 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 114096