WARRANTY DEED

3458 08/02 0191 0004EDK 305 1F

PREPARED BY:

J. K. WOODARD
Attorney at Law
175 East Main Street, Upper Floor
Hendersonville, TN 37075
822-0030

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater for this transfer is $ 90,000.00.

Affiant

SWORN to and subscribed before me on this the 31st day of August, 1988.

NOTARY PUBLIC

My Commission Expires: F.M. 29 1992

MORTGAGEE:
Old Hickory Credit Union
1000 Industrial Drive
Old Hickory, Tn 37138

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Mr/Mrs. David Couch	Same as Owner	14 090
2956 Ivy Point Rd		14
Goodlettsville Tenn 37072		

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, **OLD HICKORY CREDIT UNION,** hereinafter called the **GRANTORS,** has bargained and sold and by these presents, does transfer and convey unto **DAVID COUCH and wife, JERRY O. COUCH,** hereinafter called **GRANTEES,** their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

A certain tract or parcel of land in the 10th Civil District of Davidson County, Tennessee, described according to a survey dated September 27, 1983, by F. E. Head, Surveyor, No. 656, as follows, to wit:

BEGINNING at a point in the northeasterly margin of Ivy Point Road, said point being in a gulley or drain at the northerly end of a bridge across said road, a corner with the property conveyed to Jesse A. Grubbs, the northwest corner of this property; thence with line of Grubbs as follows: North 48 deg. 45 min. East 178 feet to an iron pin; thence North 71 deg. EAst 305 feet to an iron pin; thence North 67 deg. 15 min. EAst 340 feet to an iron pin in line of Walter Knight; thence with fence line of said Knight South 8 deg. 45 min. wEst 691.2 feet to a point in Sycamore Creek, an iron pin being on north bank of creek as a pointer; thence with said creek as follows: North 44 deg. 30 min. WEst 270 feet to a sycamore tree at the edge of creek; thence South 65 deg. 10 min. West 272 feet to a point in creek, same being margin of aforesaid Ivy Point Road; thence with margin of said road as follows: North 33 deg. 30 min. WEst 102 feet, North 37 deg. 15 min. WEst 101 feet, North 40 deg. West 60 feet and North 42 deg. 45 min. West 71 feet to the beginning, containing 6.08 acres, more or less.

RESERVED is the water from a spring on the above described property by Walter Krantz and Hubert Krantz by instrument of record in Book 1489, page 211, Register's Office for Davidson County, TN.

BEING the same property conveyed to OLD HICKORY CREDIT UNION by Trustee's Deed of record in Book 7582, Page 609, Register's Office for Davidson County, TN.

This is improved property known as 2856 Ivy Point Road, Goodletstville, Tennessee 37072.

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 hands this 31st day of August, 1988, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

OLD HICKORY CREDIT UNION

BY: James A Martin

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BEFORE ME, undersigned, a Notary Public of the State and County aforesaid, personally appeared, James A Martin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be Chairman of the Board of Directors (or other officer authorized to execute the instrument) of the OLD HICKORY CREDIT UNION, the within named bargainor, a corporation, and that he as such Chairman of the Board of Directors executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by himself as Chairman of the Board of Directors.

Witness my hand and seal at office in C'Hsboro, Tennessee, this the 31st day of August, 1988.

J. K. Woosley
NOTARY PUBLIC

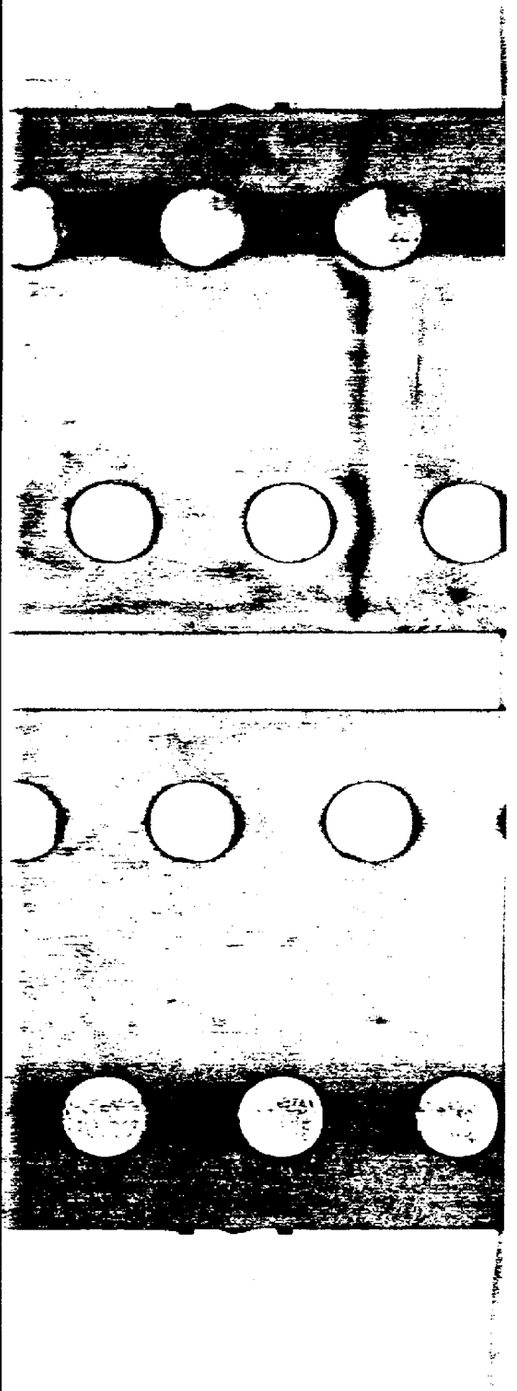
My Commission Expires: Feb. 29 1992

NOTARY PUBLIC AT LARGE STATE

6461.9

SEP 2 1 57 PM '88

FILED FOR RECORD



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7643 PAGE 881

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

CAMT	90500.00
CON TX	298.65
PRFEE	0.50
MOFEE	6.00
TOTAL	305.15
CHECK	305.15

64619

IDENTIFICATION REFERENCE

SEP 2 1 57 PM '88

FELIX Z. WILSON, II REGISTER DAVIDSON COUNTY, TN

09/02/88 01 13:57 0001 3658

No. 130727