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Book 24

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 90,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF October, 1988.

Notary Public

MY COMMISSION EXPIRES: 5/13/89

(AFFIX SEAL)

FILE BOX 24

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney 640 Spence Lane Nashville, TN 37217

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	MORTGAGEE OR PERSON RESPONSIBLE FOR PAYMENT OF TAXES	MAP-PARCEL NUMBERS
Scott M. & Pamela J. Fulner (NAME)	Same (NAME)	Map 9
8099 Jackman Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	P/O Par. 11
Joelton, TN 37080 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	P/O 14D-32200

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. Ronald E. Waller and wife, Debora Lynn Waller

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Scott M. Fulner and wife, Pamela J. Fulner

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:

LAND in the 14th Civil District of Davidson County, Tennessee, described according to a survey by Young, Weakley & Weakley Engineering, Clarksville, Tennessee, dated March 10, 1988, containing 42.47 acres±, as follows:

BEGINNING at a point in the easterly margin of Jackman Road, 2,565.74 feet from Greenbriar Road, at a point, the southwesterly corner of a 5.00 acre tract; thence with the southerly line of said 5.00 acre tract, S60°24'07"W, 589.58 feet to a point; thence N22°00'08"W, 436.92feet to a point; thence S71°06'54"E, 221.96 feet to a point; thence S71°15'49"E, 643.35 feet to an iron pin; thence N78°57'22"E, 53.54 feet to an iron pin; thence S54°24'49"E, 112.36 feet to an iron pin; thence N86°05'23"W, 144.11 feet to an iron pin; thence N71°15'49"W, 300.65 feet to an iron pin; thence S00°29'49"E, 306.90 feet to an iron pin; thence S71°15'49"E, 300.65 feet to an iron pin; thence S00°28'27"E, 670.33 feet to a point; thence S01°49'32"W, 715.39 feet to a point; thence 75°51'44"W, 196.56 feet to an iron pin set @ Cedar Post; thence 86°42'28"W, 197.56 feet to an iron pin set @ Cedar Post; thence N33°43'53"W, 1408.65 feet to an iron pin; thence N32°52'53"W, 723.20 feet to an iron pin at the easterly margin of Jackman Road; thence N24°03'16"E, 200.00 feet along said easterly margin of Jackman Road to the point of beginning.

BEING part of the same property conveyed to Ronald E. Waller and wife, Debora Lynn Waller by Installment Deed from H. L. Crowder and Hubert H. Crowder of record in Book 7537, page 717, Register's Office for Davidson County, Tennessee.

Grantor conveyes all ingress and egress easements as shown on survey to Grantee(s), their heirs and assigns.

Taxes for 1988 have been pro-rated and assumed by Grantee(s).

unimproved (X)
This is improved ( ) property, known as 42.47 acres, Jackman Road Joelton, TN 37080
(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 Whereever 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 27th day of October, 1988

Ronald E. Waller

Debora Lynn Waller

STATE OF TENNESSEE }
Davidson COUNTY }

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Personally appeared before me, Ronald E. Waller and Debora Lynn Waller
(Name of natural person executing the instrument)

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that the executed the within instrument for the purposes therein contained. Witness my hand, at office, this 27th day of October 19 88.

My Commission Expires 5/13/89

Notary Public

STATE OF TENNESSEE }
COUNTY }

(AFFIX SEAL)

Personally appeared before me, _____
(Name of officer) (Offical capacity of officer)

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, 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" or "president" or "general partner")

of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand, at office, this _____ day of _____ 19_____.

My Commission Expires _____

Notary Public

(AFFIX SEAL)

2415 10/31 0101 03CHECK 303.50

WARRANTY DEED

FROM
Ronald E. Waller and wife,
Debora Lynn Waller

TO
Scott M. Fulner and wife,
Pamela J. Fulner

This form compliments of:

title escrow, inc.

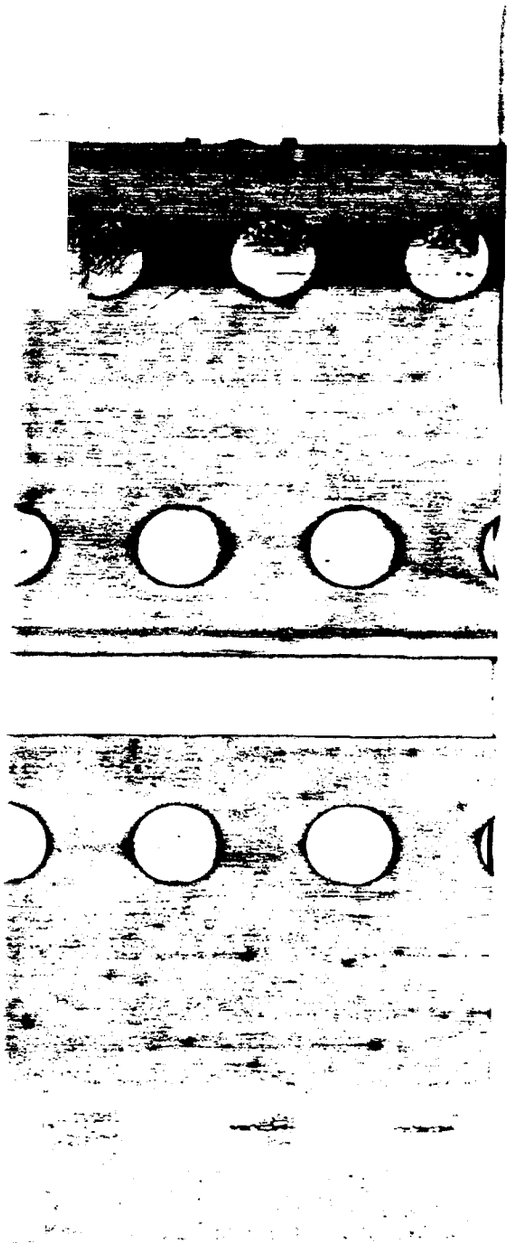
suite 218
640 spence lane
nashville, tennessee 37217
615-361-6679

8.0954

IDENTIFICATION

Oct 31 10 23 AM '88

FILED & WILLIAM REGISTER
DAVIDSON COUNTY, TN



OFFICIAL RECEIPT

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

RECEIVED OF _____

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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 90000.00
CON TX 297.00
PRFEE 0.50
WDEED 6.00
TOTAL 303.50
CHECK 303.50

10/31/88 01 10:25 0001 2415

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8095 4

IDENTIFICATION REFERENCE

OCT 31 10 23 AM '88

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

No. 149138