WARRANTY DEED

BOOK 7899 PAGE 79

PREPARED BY:

J. K. WOODARD
Attorney at Law
175 East Main Street
Metro Federal Savings & Loan Bldg.
Hendersonville, TN 37075
822-0030

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater for this transfer is $ 41,000.00

Affiant

SWORN to and subscribed before me on this the 26 day of July, 1989.

NOTARY PUBLIC

My Commission Expires: 8-12-89

MORTGAGEE:

Mr. and Mrs. Halton Gross

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Mr./Mrs. Joseph R. Plemel	Same as Owner	Map 2/35 1 2/35 2
Route #2, Baker Road		2/9
Goodlettsville, TN 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, we, **HALTON GROSS and wife, PEGGY GROSS,** hereinafter called the **GRANTORS,** have bargained and sold and by these presents, do transfer and convey unto **JOSEPH R. PLEMEL and wife, JUDY A. PLEMEL,** hereinafter called **GRANTEES,** their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

A tract of land in the 10th, formerly 20th Civil District of Davidson County, Tennessee, described according to a survey made December 23, 1937, by John Wilkes, Surveyor, as follows:

BEGINNING at a point at the intersection of the center lines of a county road and the L & N Railroad right-of-way, in the Southwest corner of the property conveyed to G. W. Worley by deed from W. A. Hamer and wife of record in Book 416, Page 500, Register's Office for said county, in the easterly line of the property conveyed to H. F. Manning and A. B. Tarpley by deed from W. A. Hamer of record in Book 214, Page 626, said Register's Office; thence southerly along the center of said railroad right-of-way 3070 feet, more or less, and continuing along said center line South 23½ deg. East 1370 feet, more or less, to the South line of the tract herein described; thence leaving said railroad right-of-way North 53 deg. East 412 feet; thence North 40 deg. West 181 feet; thence North 5 deg. West 577 feet; thence North 6 deg. West 202 feet to a planted stone; thence North 10 deg. West 165 feet; thence northerly 693 feet; thence North 28 deg.

West 429 feet; thence northerly 1501 feet to a small hickory; thence North 66 deg. West 643 feet; thence North 9 deg. West 429 feet; thence North 74 deg. West 330 feet; thence South 79 deg. West 40 feet, more or less, to an iron pipe on the northerly margin of the county road leading to the Nashville & Springfield turnpike road, a corner of a tract of land conveyed to G. W. Worley by Deed from W. A. Hamer and wife, of record in Book 416, Page 500, said Register's Office above referred to; thence southerly with the line of said tract of land to a point in the center of said road; thence with the center of said road and with the line of said tract of land southerly 29.865 feet, South 55 deg. East 29.865 feet, South 14½ deg. East 39.93 feet, South 25 deg. West 19.965 feet, South 55½ deg. West 99.99 feet, South 37½ deg. West 99.99 feet, South 50¼ deg. West 53.955 feet, South 27½ deg. West 99.99 feet, South 45¾ deg. West 60.06 feet, South 65½ deg. West 75.075 feet, South 83½ deg. West 99.99 feet to the beginning, containing 60 acres, more or less.

BEING the same property conveyed to HALTON GROSS and wife, PEGGY GROSS by Deed from JERRY CHESNUT and wife, DOROTHY CHESNUT of record in Book 4575, Page 799, Registers' Office for Davidson County, TN.

This is improved property known as Route #2, Baker Road, Goodlettsville, TN 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 our hands this 26th day of July, 1989, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Halton Gross — HALTON GROSS

Peggy H. Gross — PEGGY GROSS

STATE OF TENNESSEE

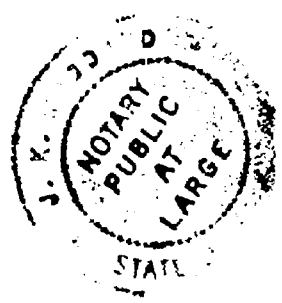
COUNTY OF SUMNER

BEFORE me, undersigned, a Notary Public in and for the County and State aforesaid, personally appeared the within named, HALTON GROSS and wife, PEGGY GROSS, the bargainors, with whom I am personally acquainted or proved to me on the basis of sufficient information, and who acknowledged the execution of the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Hendersonville, TN, this the 21st day of July, 1989.

NOTARY PUBLIC

My Commission Expires: Feb 29, 1992



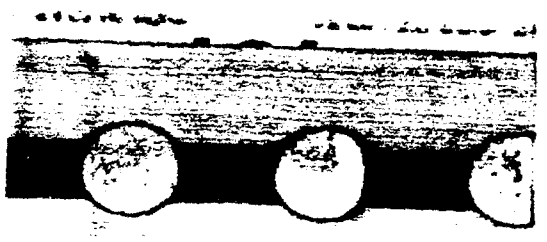
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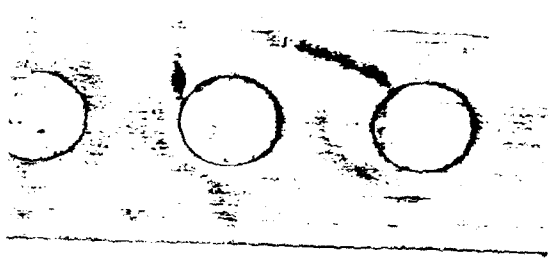
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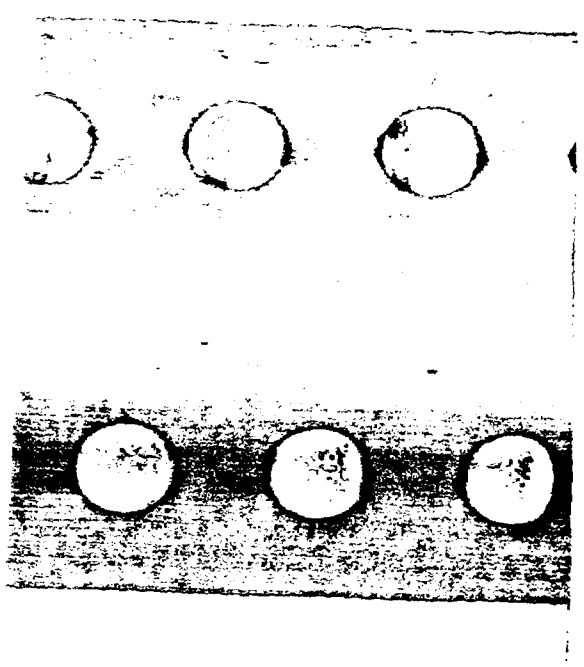
Jul 28 8 44 AM '89

FEE $ 2 WILSON COUNTY, TN

9679 07/28 0101 03CHECK 158.50







OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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	45000.00
			CON TX	148.50
			PRFEE	1.00
			MDEED	9.00
			TOTAL	158.50
			CHECK	158.50
07/28/89	01		08:46 0001	9679

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.2921.

IDENTIFICATION REFERENCE

JUL 28 8 44 AM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 233291