This Instrument Prepared By:
JOHN T. GWIN, ATTORNEY AT LAW
116 Mt. Juliet Rd. - P. O. Box 888
Mt. Juliet, Tennessee 37122

4071 09/13 0101 03CHECK 543.25

ADDRESS NEW OWNER:
JAMES R. HARBIN and wife, JANE E. HARBIN
713 General Kershaw Drive
Old Hickory, Tennessee 37138

SEND TAX BILLS:
To New Owners

MORTGAGEE:
Wilson Bank & Trust
623 West Main Street
Lebanon, Tennessee 37087

MAP AND PARCEL:
Map 54
Group 16
Parcel 18
FBN 4D-27120

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **RONALD I. DYE and wife, BETTY M. DYE**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **JAMES R. HARBIN and wife, JANE E. HARBIN**, 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:

> Beginning at a point in the westerly margin of General Kershaw Drive, said point being 243.9 feet along the west right-of-way south of the southwest corner of the Hoover Tract, of record in Book 2908, page 18, Register's Office for said County; thence north 66 deg. 30 min. west more or less, 260 feet more or less; thence south 16 deg. 21 min. west 44.0 feet along the Government Take Line of Old Hickory Lake; thence continuing along said Government Take Line, south 38 deg. 28 min. west, 108.2 feet to a point; thence south 75 deg. 30 min. east more or less, 335 feet more or less, to a point in the westerly margin of General Kershaw Drive; thence along a curve of 1908.03 feet radius, being the western margin of General Kershaw Drive, 100 feet to the point of beginning.
>
> Being the same property conveyed to Ronald I. Dye and wife, Betty M. Dye by deed from Raymond R. Maddox and wife, Dorothy F. Maddox dated September 1, 1988, as of record in Book 7644, page 397, Register's Office for Davidson County, Tennessee.

This is improved property known as 713 General Kershaw Drive, Old Hickory, Tennessee 37138.

This conveyance is made subject to all zoning ordinances, restrictions and easements of record, or which a visual inspection of the property would reveal, including restrictive covenants of record in Book 167, page 1, and placed on these premises by instrument of record in Book 3163, page 628, Register's Office for Davidson County, Tennessee.

Real property taxes for 1989 have been settled between the parties and will be paid by Grantees.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said JAMES R. HARBIN and wife, JANE E. HARBIN, their heirs and assigns, forever; and we, RONALD I. DYE and wife, BETTY M. DYE 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 12th day of September, 1989.

Ronald I. Dye
RONALD I. DYE

Betty M. Dye
BETTY M. DYE

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **RONALD I. DYE and wife, BETTY M. DYE**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Mt. Juliet, Tennessee, this the 12th day of September, 1989.

Patricia M. Durin
NOTARY PUBLIC

PATRICIA M. DURIN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: March 13, 1993

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual value or consideration, whichever is greater, for this transfer is $162,500.00.

AFFIANT

Subscribed and sworn to before me
this 12th day of September, 1989.

Patricia M. Durin
NOTARY PUBLIC
My Commission Expires: March 13, 1993

PATRICIA M. DURIN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

SEP 13 12 36 PM '89
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

6 5 5 9 5

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7936 PAGE 822

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 162500.00
CON TX 536.25
PRFEE 1.00
WDEED 6.00
TOTAL 543.25
CHECK 543.25

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/13/89 01 12:36 0001 4071

6551 95

IDENTIFICATION REFERENCE

SEP 13 12 36 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 248089