FILE BOX 3

BOOK 8025 PAGE 391

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 54,000.00

James M Chumbler
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF January 19 90

Notary Public

MY COMMISSION EXPIRES: 4-13-92
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY AT LAW

25 Century Blvd. - Suite 405, Nashville, TN 37214 111 West College Street, Murfreesboro, TN 37130 719 N. Second Street, Clarksville, TN 37040

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Michael Chumbler (NAME)	First Investment Company (NAME)	MAP 165
4220 LaVergne-Couchville Pike (ADDRESS)	4300 East Broad Street (ADDRESS)	PARCEL 38
Antioch, Tennessee 37013 (CITY) (STATE) (ZIP)	Columbus, Ohio 43212 (CITY) (STATE) (ZIP)	2D-30200

FOR AND 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, WE, James Clarence Spivey, Nancy Jo Oxley, Anna Claudette Barrett, Donald Lee Spivey and Dimple Christine Key

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James Michael Chumbler, unmarried

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:

A certain tract or parcel of land in the 2nd Civil District of said County, described according to a copy of a survey made by Louis D. Justice, Surveyor, July 18, 1950, as follows:

BEGINNING at a spike set in the center of Old Hickory Boulevard, said spike being South 29 deg. 20' West 225 feet south of the intersection of the center line of said Boulevard and the south margin of Pin Hook Road; thence with the center line of said Boulevard, South 29 deg. 20' West 414.4 feet to a spike; thence North 83 deg. 10' West 280.1 feet to a stake, post and stone; thence North 15 deg. 50' West 351 feet to a stake, being the southwest corner of the property conveyed to Bernard Williams and wife, by deed of record in Book 1511, page 604, Register's Office for said County; thence with Williams' southerly boundary line, South 87 deg. East 140 feet to a stake, Williams' southeast corner; thence along Williams' east line, North 29 deg. 20' East 25 feet to a stake, the southwest corner of the property conveyed to Harvey Thompson and wife, by deed of record in Book 1511, page 137, said Register's Office; thence along Thompson's line and along the boundary line of William Painter and wife, south 87 deg. East 425 feet to the point of beginning, containing 3.95 acres, more or less.

Being the same property conveyed to Claude C. Spivey and wife, Minnie Louise Spivey by Installment Deed from Hubert S. Bell and wife, Sue J. Bell of record in Book 2742, page 95, Register's Office for Davidson County, Tennessee. The said Claude C. Spivey having predeceased Minnie Louise Spivey and said Minnie Louise Spivey having since deceased on or about _____ and will of record in Will Book 20, page 280, County Court Clerk's Office for Rutherford County, Tennessee. See attached certified copy being recorded simultaneously

CONTINUED

unimproved ( )
This is improved (X) property, known as 4212 LaVergne-Couchville Pike, Antioch, Tennessee 37013
(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. 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 hand s this 9th day of January 19 90 atty in fact

James Clarence Spivey
James Clarence Spivey

Anna Claudette Barrett
By James Clarence Spivey atty in fact
Anna Claudette Barrett

Dimple Christine Key
Dimple Christine Key

Nancy Jo Oxley
Nancy Jo Oxley
By James Clarence Spivey atty in fact

Donald Lee Spivey
By James Clarence Spivey atty in fact
Donald Lee Spivey

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James Clarence Spivey

the bargainor, 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. Witness my hand and official seal at Nashville, Tennessee, this 9th day of January, 19 90.

Commission expires 7-13-91

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

2887 01/16 0101 03CHECK 185-20

My commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 8th day of January, 1990, before me personally appeared James Clarence Spivey, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Nancy Jo Oxley, Anna Claudette Barrett, Donald Lee Spivey and Dimple Christine Key, and who acknowledged that he executed the same as the free act and deed of the said Nancy Jo Oxley, Anna Claudette Barrett, Donald Lee Spivey and Dimple Christine Key, by virtue of that Power of Attorney, duly executed by the said Nancy Jo Oxley, Anna Claudette Barrett, Donald Lee Spivey and Dimple Christine Key and appearing of record in Book 8025, page 386, respectively, of the Register's Office for Davidson County, Tennessee.

Witness my hand and official seal at Nashville, this 9th day of January, 1990.

My Commission Expires: 7-13-91

Notary Public

LEGAL CONTINUATION

herewith. The grantors being the devisees as set out in said will.

This conveyance is subject to any and all existing easements and restrictions of record.

9.6.1.7.2.

IDENTIFICATION REFERENCE

WARRANTY DEED

FROM James Clarence Spivey

TO James Chumbler

JAN 16 8 23 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RETURN TO:

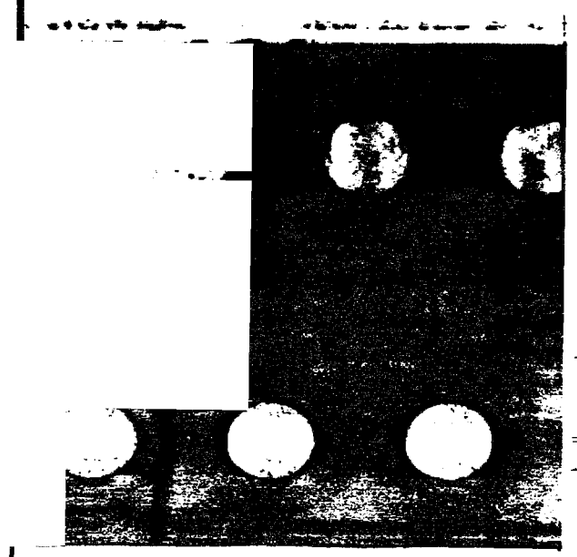
CUMBERLAND TITLE COMPANY

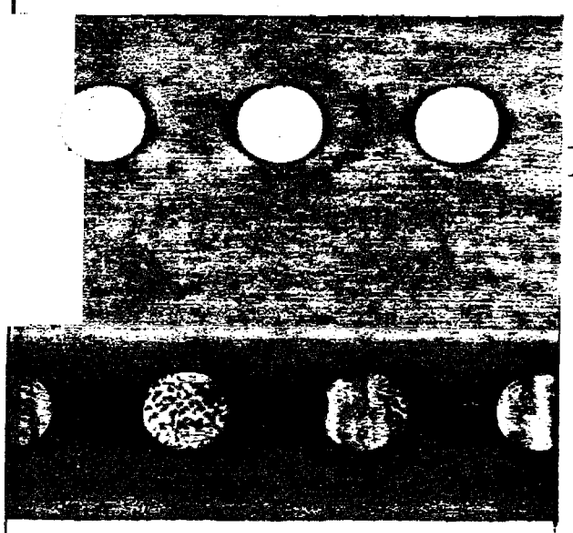
☒ 25 Century Blvd. - Suite 405
Nashville, Tennessee 37214

☐ 111 W. College Street
Murfreesboro, Tennessee 37130

☐ 719 N. Second Street
Clarksville, Tennessee 37040

EDWARD SEDDON
ATTORNEY - AT - LAW





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 TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 54000.00
CON TX 178.20
PRFEE 1.00
WDEED 6.00
TOTAL 185.20
CHECK 185.20

01/16/90 01 08:23 0001 2887

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9.6.1.7.2.

IDENTIFI REFERENCE

JAN 16 8 29 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 283999