BOOK 8327 PAGE 802

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 18,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF March 19 91

Notary Public

MY COMMISSION EXPIRES: November 26, 1994
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman,, 101 Cumberland Avenue, Madison, TN 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles Klebenow (NAME)	Same as New Owner (NAME)	10D 51884
P.O. Box 12 (ADDRESS)	(ADDRESS)	16-235
Whites Creek, TN 37189 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, Claude Ervin Wair, Jr., unmarried,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles Klebenow and wife, Ellen Klebenow

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 10th Civil District of Davidson County, Tennessee, being Tract No. 8 on a survey by Ray G. Cole, Registered Land Surveyor No. 924, dated November 25, 1987, as follows:

Beginning at an iron pin set in the easterly margin of Crocker Springs Road, the most southeast corner of this tract, a corner to Tract 9 this survey, and being located along the margin of said Crocker Springs Road from an existing iron pin in the margin of said Road, corner to F.W. Gray as follows: N 49 deg. 42' min. 38 sec. W. 116.99 feet to a point in the margin of said road; thence continuing with the margin of said Road with a curve to the right having a central angle of 28 deg. 34 min. 16 sec., a radius of 660.89 feet and an arc length of 329.56 feet to said beginning point; thence from said beginning point leaving said Road and with the line of said Tract 9, S. 50 deg. 39 min. 36 sec. W. 127.78 feet to an iron pin set, corner to said Tract No. 9 and being at the corner of a 50 foot right of way access easement; thence with the line of said easement N. 85 deg. 56 min. 46 sec. W. 63.60 feet to an iron pin set, in the line of said easement, and being a corner to Tract No.7 this survey; thence with the line of said Tract No. 7, N. 34 deg. 06 min. 54 sec. W. 50.17 feet; N. 83 deg. 25 min. 17 sec. W. 99.86 feet; N. 62 deg. 57 min. 55 sec. W. 272.01 feet; N. 52 deg. 15 min. 15 sec. W. 59.95 feet; N. 36 deg. 41 min. 11 sec. W. 100.08 feet; N. 21 deg. 25 min. 26 sec. W. 93.57 feet, and N. 15 deg. 18 min. 07 sec. W. 90.92 feet to an iron pin set, in the line of Tract No. 7 and being corner to Tract No. 6 this survey; thence with the line of said Tract No. 6, N. 78 deg. 49 min. 13 sec. E. 536.71 feet to an iron pin set in the margin of said Crocker Springs Road, corner to said Tract No. 6; thence with the margin of

CONTINUED

unimproved ( )
This is improved (X) property, known as Crocker Springs (5.57 acres), Goodlettsville, Tennessee 37072
(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 my hand this 29th day of March 19 91

Claude Ervin Wair, Jr.

LEGAL DESCRIPTION CONTINUATION

said Road and with a curve to the left having a central angle of 18 deg. 37 min. 14 sec., a radius of 902.08 feet, and an arc length of 193.17 feet to a point in the margin of said Road; thence continuing with the margin of said Road, S. 21 deg. 08 min. 22 sec. E. 332.23 feet to the beginning, containing 5.57 acres, more or less.

Being the same property conveyed to Claude Ervin Wair, Jr. by deed from Mabel Alean Wair, of record in Book 8023, page 775, Register's Office for Davidson County, Tennessee.

05642

IDENTIF. REFERENCE

APR 10 12 50 PM '91

DAVIDSON COUNTY, TN.

STATE OF TENNESSEE
COUNTY OF

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Claude Ervin Wair, Jr.

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 _____, Tennessee, this 29th day of March 19 91.

Commission expires November 26, 1994

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_____ .

My commission expires _____

Notary Public

WARRANTY DEED

FROM

Claude Ervin Wair, Jr.

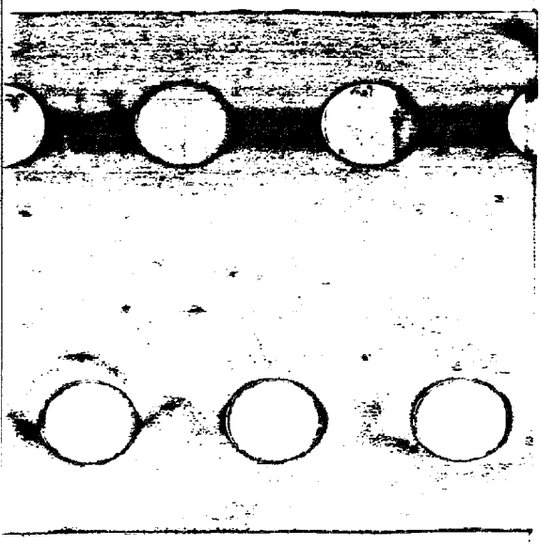
TO

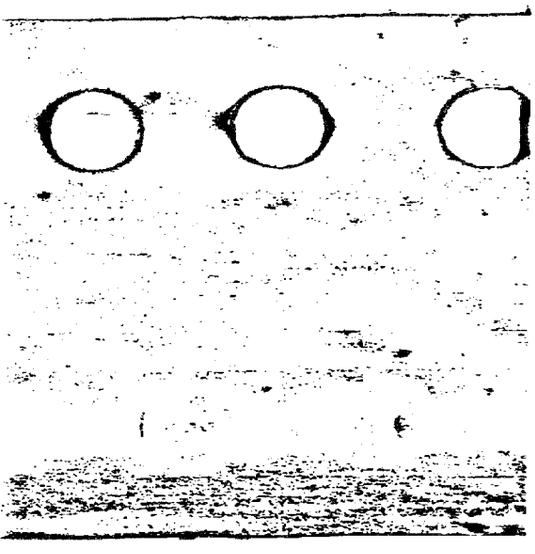
Charles Klebenow and wife, Ellen Klebenow

RETURN TO:

William D. Castleman
101 Cumberland Avenue
Madison, TN 37115

3701 04/10 0101 DOCHECK 69.40





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 18000.00
CON TX 59.40
PRFEE 1.00
~~MTGFEE 9.00~~
~~TOTAL 69.40~~
CHECK 69.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/10/91 01 12:48 0001 3701

05642

IDENTIF. TREFERENCE

APR 10 12 50 PM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN

No. 411776