STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 86,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF August, 19 91

Notary Public

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

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

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Verdie Koonce (NAME)	Morton D. Thomas (NAME)	11D 84360
304 Nawakwa Trail (ADDRESS)	120 Lake Valley Drive (ADDRESS)	53-14-115
Madison, TN 37115 (CITY) (STATE) (ZIP)	Hendersonville, Tennessee 37075 (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, Morton D. Thomas

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Verdie Koonce

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 11th Civil District of Davidson County, Tennessee, being shown as Tract No. 3 on a survey made by Wayne S. Cooper, Sr., dated March 4, 1972, and described according to said survey as follows:

Beginning at an iron pin in the northwesterly margin of Nawakwa Trail located South 68 degrees 15 minutes West 760 feet, more or less, from its intersection with the southwesterly margin of Pawnee Trail, same being a common corner of Tract Nos. 3 and 4; being the Southeasterly corner of Tract No. 4 conveyed to David Lee Evetts and wife, by deed of record in Book 4583, page 969, Register's Office for Davidson County, Tennessee; thence leaving said margin North 24 degrees 45 minutes West 1201.0 feet to an iron pin in the Southwesterly margin of Pawnee Trail; thence with siad margin South 56 degrees 00 minutes East 297.0 feet to an iron pin; thence South 29 degrees 15 minutes East 936.0 feet to an iron pin the Northwesterly margin of said Nawakwa Trail; thence with said margin South 68 degrees 15 minutes West 155.0 feet to the beginning, containing 3.75 acres, more or less.

Being the same property conveyed to Morton D. Thomas by deed from Robert A. Poteete and wife, Jerry P. Poteete, of record in Book 6777, page 755, Register's Office for Davidson County, Tennessee.

LORI C. THOMAS, spouse of MORTON D. THOMAS, joins in this conveyance for the express purpose of relinquishing all marital rights she may have in subject property now or in the future.

unimproved ( )
This is improved (X) property, known as 304 Nawakwa Trail, Madison, Tennessee 37115
(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 23rd day of August, 19 91

Morton D. Thomas

Lori C. Thomas

DCTN01W 12 88
First Data Systems, Inc
1-800-626-5427

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Morton D. Thomas and wife, Lori C. Thomas

the bargainor, S. T., with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison, Tennessee, this 23rd day of August, 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

427.80

IDENTIFICATION REFERENCE

Aug 29 8 42 AM '91

7869 08/29 0101 03CHECK 327.05

WARRANTY DEED

FROM

Morton D. Thomas

TO

Verdie Koonce

RETURN TO:

William D. Castleman
101 Cumberland Avenue
Madison, Tennessee 37115

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

RECEIVED OF _____

FOR _____

BOOK 8430 PAGE 541

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	86500.00
CON TX	320.05
PRFEE	1.00
WDEED	6.00
TOTAL	327.05
CHECK	327.05

08/29/91 01 08:45 0001 7869

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

42780

IDENTIFICATION REFERENCE

AUG 29 8 42 AM '91

No. 454350