BOOK 9383 PAGE 641

STATE OF TENNESSEE
COUNTY OF SUMNER The actual consideration or value whichever is greater, for this transfer is $ 37,500.00

Subscribed and sworn to before me, this the 15th day of June 19 94

Affiant

My commission expires: 2/8/98 (Affix Seal)

Notary Public

NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE EXPIRES 2/8/98

WARRANTY DEED

Mail

THIS INSTRUMENT WAS PREPARED BY
TENNESSEE TITLE & TRUST, INC.
181 East Main Street · Jefferson Building · Suite 8 · Hendersonville, Tennessee 37075

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Jeffery H. Filson	Jeffery H. Filson
4551 Jackson Road	4301 Glynda Drive
Whites Creek, TN 37189	Nashville, TN 37216
CITY STATE ZIP (STREET ADDRESS)	CITY STATE ZIP (STREET ADDRESS)
MAP & PARCEL NO.: MAP 32 PARCEL 145	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Greg Gibson and wife, Cheryl J. Gibson

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Jeffery H. Filson

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson County, Tennesse COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Land in the 10th Civil District of Davidson County, Tennessee, described as Tract No. 3 on an unrecorded survey by R.L. Montoya, Surveyor Lic. No. 697, dated March 13, 1987, as follows: BEGINNING at an iron pin set this survey in a fence line, which is the south boundary of C.E. Hardy, Jr., the northeast corner of this tract and the northwest corner of Tract No. 2; thence south 5 deg. 29' 21" east 709.43 feet to an iron pin set this survey on the centerline of a 40 foot ingress/egress easement; thence following said centerline in a northwesterly direction, north 63 deg. 14' 35" west 348.12 feet to an iron pin set this survey, the beginning of a curve; thence following said centerline along a curve to the right, having the following curve data: a delta of 94 deg. 16' 26", a radius of 71.65 feet, a tangent of 77.20, a distance of 117.89 feet to an iron pin set this survey; thence leaving said easement centerline along a new line common to this tract and Tract No. 5, north 58 deg. 53' 09" west 68.50 feet to a point in a pond; thence along a new line common to this tract and Tract No. 5, north 49 deg. 22' 47" west 110.33 feet to a point in said pond; thence along a new line common to this tract and Tract No. 4 north 22 deg. 07' 55" east 60.00 feet to a witness pin set this survey on the centerline of the aforementioned 40 foot ingress/egress easement; thence continuing an additional 286.25 feet to an iron pin set this survey in a fence line which is the south boundary line of C.E. Hardy, Jr., and said pin marking the northeast corner of Tract No. 4; thence following said fence line north 85 deg. 50' 50" east 285.00 feet to the point of beginning.

Being the same property conveyed to Greg Gibson and wife, Cheryl J. Gibson by deed recorded in Book 7244 at page 964, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1994 and subsequent years, easements and restrictive covenants of record.

THIS IS _____ IMPROVED PROPERTY KNOWN AS 4551 Jackson Road, Whites Creek, TN 37189

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 15th day of June, 19 94

Greg Gibson

Greg Gibson

Cheryl J. Gibson

Cheryl J. Gibson

State of Tennessee
County of Sumner

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On this 15th day of June, 19 94, before me personally appeared Greg Gibson and wife, Cheryl J. Gibson to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My commission expires:

2/ 8/98

CHERRY J SCRUGGS NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE EXPIRES 2/8/98

Cherry J. Scruggs

Cherry J. Scruggs

State of Tennessee
County of _____

On this _____ day of _____, 19 _____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My commission expires:

_____

_____
Notary Public

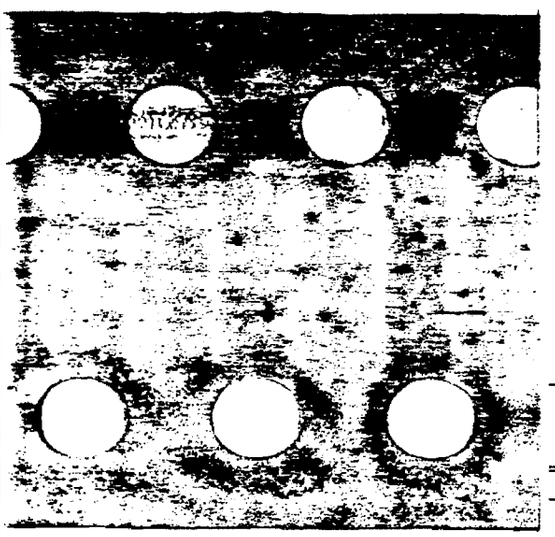
WARRANTY DEED

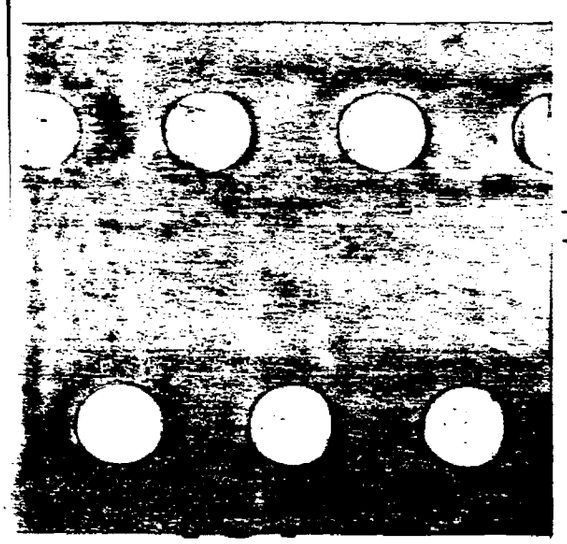
62961
IDENTIF. ↑ REFERENCE

94 JUN 21 AM 9:02
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

TENNESSEE TITLE & TRUST, Inc.

8165 06/21 0101 03CHECK 147.75





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	~~37500.00~~
			CON TX	138.75
			PRFEE	1.00
			MDEED	8.00
			TOTAL	147.75
			CHECK	147.75
06/21/94	01		09:03 0001	8165

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

62961 IDENTIF. ← REFERENCE

94 JUN 21 AM 9:02

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 804887