This Instrument Prepared By:
JOHN T. GWIN, ATTORNEY AT LAW
2542 North Mt. Juliet Road
Post Office Box 888
Mt. Juliet, TN 37122

BOOK 9790 PG 492

ADDRESS NEW OWNER:
Clyde W. Hentz and Linda R. Hentz
7016 Panama Drive
Hermitage, Tennessee 37076

SEND TAX BILL:
To Owner

MORTGAGEE:
First Bank & Trust
1691 N. Mt. Juliet Road
Mt. Juliet, Tennessee 37122

MAP AND PARCEL:

Map	86
Group	0
Parcel	230

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, **Thomas J. Chmielewski and wife, Margaret N. Chmielewski**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Clyde W. Hentz and wife, Linda R. Hentz**, 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 4th Civil District of Davidson County, Tennessee, described according to a survey by John D. McCormick, Tennessee Registered Land Surveyor No. 674, dated August 24, 1995, the same being more particularly described as follows:

Beginning at an iron pin in the southerly right-of-way of Brandau Road, said point being the southwesterly corner of the property of Lambert Brothers, Inc., of record in Book 2136, page 559, Register's Office for Davidson County, Tennessee; thence leaving said road right-of-way and running with fence South 87 degrees 54 minutes 34 seconds East 750.14 feet to a corner post, said point also being the northwesterly corner of Lakeside Woods Estates, Section 3, of rcord in plat Book 7900, page 219, RODC, TN; thence with said subdivision South 0 degrees 28 minutes 45 seconds East 340.81 feet to a concrete monument; thence South 5 degrees 45 minutes 53 seconds East 361.32 feet to an iron rod at the southeasterly corner of the tract herein described; thence with Quinn's northerly line South 84 degrees 17 minutes 12 seconds West 699.19 feet to an iron rod at the southwesterly corner of the tract herein described; thence North 5 degrees 39 minutes 59 seconds West 612.83 feet to an iron rod; thence North 24 degrees 39 minutes 40 seconds West 170.38 feet to an iron rod in the southerly right-of-way of Brandau Road; thence with said road right-of-way 50.48 feet to the point of beginning, and containing 12.321 acres, more or less.

Being the same property conveyed to Thomas J. Chmielewski by deed dated January 3, 1979, from Larry W. Fowler and wife, Annie M. Fowler as of record in Book 5381, page 648, Register's Office for Davidson County, Tennessee. Also being the same the same property conveyed to Margaret N. Chmielewski and Thomas J. Chmeilewski by deed from Thomas J. Chmielewski as of record in Book 5751, page 869, said Register's Office.

This is the same description as the prior deed of record.

Being the same property conveyed to Thomas J. Chmielewski and wife, Margaret N. Chmielewski by deed from Larry W. Fowler and wife, Annie M. Fowler, dated January 3, 1979, as of record in Book 5381, page 648, Register's Office for Davidson County, Tennessee.

This is improved property known as 3161 & 3163 Brandau Road, Hermitage, TN 37076.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

Real property taxes for 1995 have been settled between the parties, and are the responsibility of 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 Clyde W. Hentz and wife, Linda R. Hentz, their heirs and assigns, forever; and we, Thomas J. Chmielewski and wife, Margaret N. Chmielewski, 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 31st day of August, 1995.

Thomas J. Chmielewski
Thomas J. Chmielewski

Margaret N. Chmielewski
Margaret N. Chmielewski

STATE OF NORTH CAROLINA)
COUNTY OF BUNCOMBE)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Thomas J. Chmielewski and wife, Margaret N. Chmielewski, 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~~ Asheville, ~~Tennessee~~ N. CAROLINA, this the ~~31st~~ day of August, 1995.

Vicki R. Parham
NOTARY PUBLIC

My Commission Expires: ~~February 3, 1997~~ JANUARY 27, 1996

BOOK 9790PG494

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual value or consideration, whichever is greater, for this transfer is $ 77,000.00.

Clyde W. Hertz
AFFIANT

Subscribed and sworn to before me
this 31st day of August, 1995.

Patricia M. Swirn
NOTARY PUBLIC
My Commission Expires: February 3, 1997

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

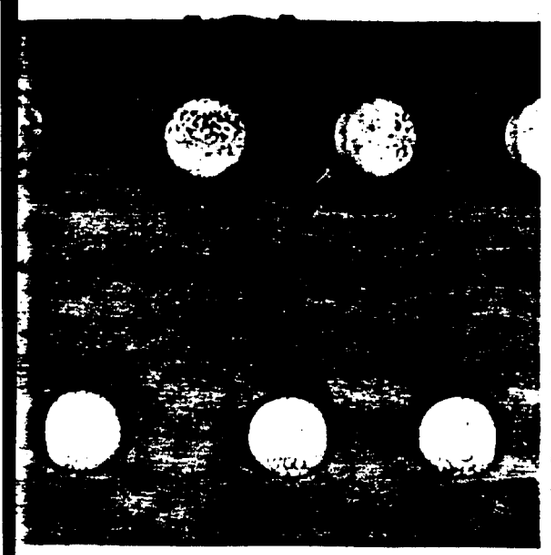
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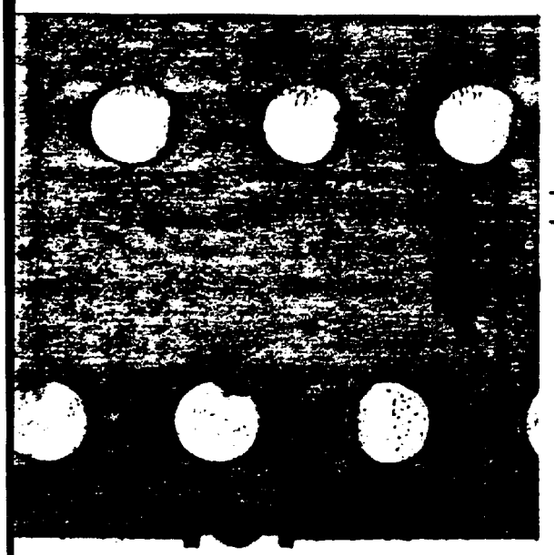
IDENTIF. & REFERENCE

95 SEP 11 AM 9:25

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

237: 09/11 0101 03CHECK 297.90





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

RECEIVED OF _____

FOR _____

BOOK 9790 PG 495

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 77000.00
CON TX 284.90
PRFEE 1.00
WDEED 12.00
TOTAL ~~297.90~~
CHECK 297.90

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/11/95 01 09:27 0001 2371

0098709
IDENTIF. ↑ REFERENCE

95 SEP 11 AM 9:25
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 951249