RECORDER'S MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

This instrument prepared by: L. Ken Johnson, Atty.
302 Moss Trail Goodlettsville
Tennessee, 37072

BOOK 9869 PG 517

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $118,000.00.

H. TED JONES

Subscribed and sworn to before me this the 24TH day of November, 1995.

Notary Public

My comm. exp. 9-27-97

ADDRESS NEW OWNER: H. TED JONES ET UX, 2261 Gideon Road, Greenbrier, Tn. 37073
SEND TAX BILLS TO: SAME
MAP/PARCEL NO.: P/O 25-14,15

Mortgagee:
None

# WARRANTY DEED

I, DIMPLE M. MILLER, A WIDOW and SINGLE, for and in consideration of the sum of Ten ($10.00) dollars and other good and valuable considerations, receipt of which is hereby acknowledged, do transfer and convey unto H. TED JONES and wife, JANE D. JONES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, as follows:

Land in Davidson County, Tenness, and being a portion of the property in Book 2591, page 31, and described according to a survey by Ray G. Cole, Land Surveyor, No. 924, dated September 22, 1995, Job 95-1445, and described as follows:

TRACT 2: BEGINNING at an iron pin set in the southerly margin, 25.0 feet from the center line of Hitt Lane, the most northeast corner of this tract, a corner to Tract 1, this survey, and being located along the margin of said Hitt Lane N. 61 degrees 07 minutes 20 seconds W. 74.82 feet from an iron pin, a corner to Alton K. Lowder (deed book 4256, page 249, and book 4366, page 86); thence, leaving said Hitt Lane and with the line of said Tract 1 for the next four calls as follows: S. 28 degrees 01 minutes 14 seconds W. 120.86 feet to an iron pin set; thence, N. 87 degrees 24 minutes 59 seconds W. 140.08 feet to an iron pin set; thence, S. 02 degrees 35 minutes 01 seconds W. 279.59 feet to an iron pin set; thence, S. 83 degrees 25 minutes 03 seconds W. 272.39 feet to an iron pin set, a corner to said Tract 1, and D. R. Hasty (deed book 2154, page 187); thence, with said Hasty, N. 83 degrees 16 minutes 57 seconds W. 115.50 feet to an iron pin set; thence, continuing with said Hasty, N. 06 degrees 43 minutes 03 seconds E. 483.89 feet to an iron pin set in the line of said Hasty, a corner to Tract 3, this survey; thence, with Tract 3, N. 83 degrees 17 minutes 27 seconds E. 441.34 feet to an iron pin set in the margin of said Hitt Lane; thence, with said Hitt Lane and a curve to the left having a delta angle of 12 degrees 01 minutes 31 seconds, a radius of 340.48, an arc length of 71.48 feet, and a chord of S. 24 degrees 12 minutes 00 seconds E. 71.33 feet to a point; thence, continuing with said Hitt Lane and a curve to the left having a delta angle of 18 degrees 02 minutes 45 seconds, a radius of 315.73 feet, an arc length of 99.44 feet, and a chord of S. 45 degrees 17 minutes 39 seconds E. 99.03 feet to the beginning, containing 5.00 acres more or less.

Being a portion of the same property conveyed to Ell J. Miller (who died July 4, 1993, vesting

L. KENNETH JOHNSON
LAWYER
302 MOSS TRAIL
GOODLETTSVILLE, TN 37072
859-2250

property in Grantor as surviving spouse) and wife Dimple M. Miller by deed from Ferris M. Martin et ux by deed of record in Book 2591, page 31 Register's Office for Davidson County, Tennessee.

Property is conveyed subject to the following restrictions and conditions:

Property is conveyed subject to a 20 foot sewer easement across the front portion for the use and benefit of Tract No. 3.

Any single story home constructed must contain a minimum of 1,600 square feet, excluding garages, carports and breezeways. Any two story home constructed must contain a minimum of 2,000.00 square feet, excluding garages, carports and breezeways.
PROPERTY IS CONVEYED SUBJECT TO ALL EASEMENTS APPARENT and OF RECORD.

To have and to Hold the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the said H. TED JONES and wife, JANE D. JONES, their heirs and assigns, forever,

and I do covenant with the said H. TED JONES and wife, JANE D. JONES, that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered,

and, I, DIMPLE M. MILLER, A WIDOW, do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said land to the said H. TED JONES and wife, JANE D. JONES, their heirs and assigns against the lawful claims of all persons whomsoever.

This is improved property known as Tract 2, (1261 Hitt Lane), Goodlettsville, Tennessee. 37072

Witness my hand this the 24th day of November, 1995.

+Dimple M. Miller
DIMPLE M. MILLER

BOOK 9869 PG 518

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a Notary Public at large, DIMPLE M. MILLER, A WIDOW, the bargainor, with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purposes therein contained.
Witness my hand and official seal at GOODLETTSVILLE, Tennessee, this the 24th day of November, 1995.

Lewis P. Johnson
Notary Public

My comm. exp. 9-22-97

STATE OF TENNESSEE NOTARY PUBLIC AT LARGE LEWIS P. JOHNSON

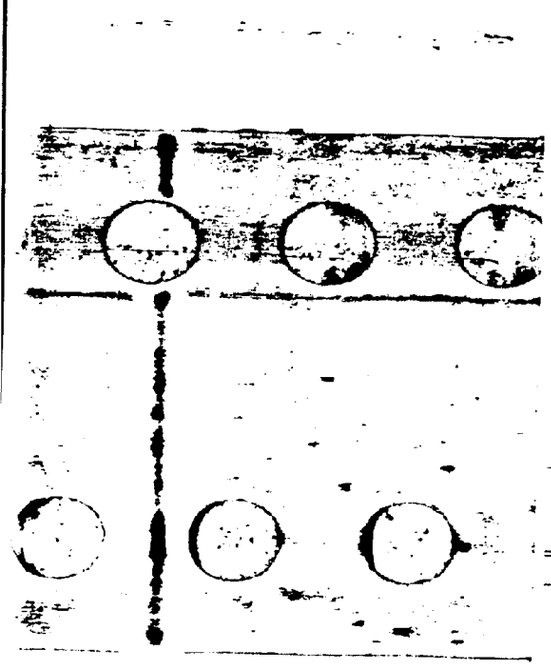
1877 11/29 0101 03CHECK 445.60

0126189

RECEIVED FOR RECORD
95 NOV 29 AM 8:23
DAVIDSON COUNTY, TN

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

L. KENNETH JOHNSON
LAWYER
302 MOSS TRAIL
GOODLETTSVILLE, TN 37072
859-3256





**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 9869 PG 519

| | | |
|---|---|---|
| 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 | |
| | | | | 118000.00 |
| | | | CON TX | 436.60 |
| | | | PRFEE | 1.00 |
| | | | WDEED | 8.00 |
| | | | TOTAL | 445.60 |
| | | | CHECK | 445.60 |
| 11/28/95 | 01 | | 08:23 0001 | 1877 |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

0126189
IDENTIFICATION REFERENCE

95 NOV 28 AM 8:23

DAVIDSON COUNTY, TN.

**No.** 980403