BOOK 9942 PG 931

U7

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 109,000.00

David W. Trotter
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF January 19 96

Notary Public

MY COMMISSION EXPIRES: 11/28/98
(AFFIX SEAL)

MICHAEL T. MOSER NOTARY PUBLIC STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David W. Trotter	SAME	MAP 44-11
(NAME)	(NAME)	
515 Old Hickory Blvd.		PARCELS 9 & 201
(ADDRESS)	(ADDRESS)	
Old Hickory, TN 37138		
(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, Terry Blackaby and wife, Lesa Blackaby

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David W. Trotter and wife, Suzanne T. Trotter

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:

TRACT ONE:
Land in the 4th Civil District of Davidson County, State of Tennessee, being a portion of the land shown on the subdivision of Village of Old Hickory, Section "G", of record in Book 1835, page 88, Register's Office for said County, described as follows: BEGINNING at an iron rod in the easterly margin of Old Hickory Boulevard the southwest corner of the Flower Shop property, as of record in Book 1710, page 329, said Register's Office, and as shown on the plan of record in Book 1835, page 88, said Register's Office; running thence with said Flower Shop property's southern boundary line, North 54 deg. 27' East 130 feet; thence South 35 deg. 33' East 31 feet, more or less, to a point; thence South 54 deg. 27' West 130 feet, with a line aligned with, and next to the northwesterly side of the present barber shop building, to a point in the easterly margin of said Boulevard, thence North 35 deg. 33 min West 31 feet, more or less, with said margin to the point of beginning.

TRACT TWO:
Land in the 4th Civil District of said County and State, described according to a survey by Ralph W. C. Lambert, Surveyor, September 24, 1965, as follows: BEGINNING at an iron pin in the easterly margin of Old Hickory Boulevard, as widened, North 54 deg. 27' East 16 feet from the southwest corner of the property conveyed to B. W. Grissom and wife, by deeds of record in Book 2301, page 623, and Book 2543, page 563, Register's Office for said County, of which premises is a part; thence with the southern boundary line of said Grissom property, North 54 deg. 27' East 114 feet to an iron pin; thence North 35 deg. 33' West 50 feet to an iron pin; thence South 54 deg. 27' West 114 feet to the

CONTINUED

unimproved ( )
This is improved (X) property, known as 515 Old Hickory Blvd., Old Hickory, TN 37138
(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 our hands this 30th day of January 19 96

Terry Blackaby

Lesa Blackaby

LEGAL DESCRIPTION CONTINUATION

easterly margin of said Boulevard as widened; thence with same, South 35 deg. 33' East 50 feet to the beginning.

TRACT THREE:
Land in the 4th Civil District of Davidson County, Tennessee, being a portion of the land shown on the subdivision of Village of Old Hickory, Section "G", of record in Book 1835, page 88, Register's Office for said County, described as follows: BEGINNING at an iron rod, approximately six (6') feet distance from the Northwest corner of the present barber shop building and at the point adjoining the present property of the Grantees, received for record at the Register's Office, Davidson County, Tennessee, November 14, 1962, noted in Book 103, page 645, and recorded in Book 3462, page 199, Register's Office for said County; this present conveyance tract running thence North 54 deg. 27' East approximately (70'); thence South 35 deg. 33' East for approximately (30'); thence South 54 deg. 27' West for approximately (70') to an iron stake located nearly (6') from the Northeast corner of the present barber shop building; thence on a straight line running North 35 deg. 33' West for (30') more or less, to the point of beginning, such line proceeding parallel with and approximately (6') out from the barber shop building.

Being the same property conveyed to Terry Blackaby and wife, Lesa Blackaby by deed from Homer L. Tomlinson and ife, Martha Sue Tomlinson, of record in Book 7882, Page 159, Register's Office for said County.

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 Terry Blackaby and wife, Lesa Blackaby

the bargainor s, 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 Goodlettsville, Tennessee, this 30th day of January, 19 96.

Commission expires 11/28/98

NOTARY PUBLIC STATE OF TENNESSEE

Notary Public

STATE OF TENNESSEE
COUNTY OF

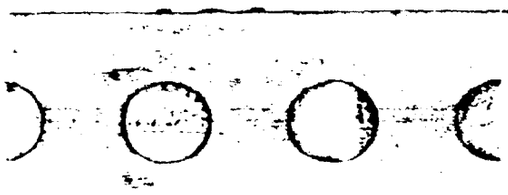
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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

011,8760
IDENTIFICATION
06 FEB -8 PM 2:10
FILED
DAVIDSON COUNTY, TN.
5253 02/08 3101 03CHECK 416.30



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

RECEIVED OF _____

FOR _____

BOOK 9942 PG 934

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
109000.00
CON TX 403.30
PRFEE 1.00
WDEED 12.00
TOTAL 416.30
CHECK 416.30

02/08/96 01 14:1[illegible] 0001 6253

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0148760
IDENTIF. & REFERENCE

96 FEB -8 PM 2:10
FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN.

No. 1004468