BOOK 10005 PG 982

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $82,000.00

George C. DeMoss
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF MARCH, 1996.

Dawn Hadley Baxter
NOTARY PUBLIC
MY COMMISSION EXPIRES: 3-24-98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 107 POINT EAST DRIVE, NASHVILLE, TN 37216

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
GEORGE C. DEMOSS ETUX 1599 SPRINGFIELD HIGHWAY GOODLETTSVILLE, TN 37072	NEW OWNER	MAP 007 PARCEL 53.00

FOR AND IN 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,

THOMAS F. OVERSTREET AND WIFE, STACEY A. OVERSTREET

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

GEORGE C. DEMOSS AND WIFE, ROSIE L. DEMOSS

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:

SEE ATTACHED EXHIBIT A FOR LEGAL DESCRIPTION WHICH IS INCORPORATED HEREIN

96 APR -8 AM 8:19
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

0168200
IDENTIF. ↑ REFERENCE

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:
1) 1996 TAXES AND SUBSEQUENT YEARS.
2) ANY AND ALL RESTRICTIONS, CONDITIONS, AND EASEMENTS OF RECORD.
3) AN EASEMENT FOR CEMETERY OF RECORD IN BOOK 4423, PAGE 5, SAID REGISTER'S OFFICE.
4) AN EASEMENT FOR DRAINAGE GRANTED TO THE STATE OF TENNESSEE OF RECORD IN BOOK 6624, PAGE 983, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This is improved property known as: 1599 SPRINGFIELD HIGHWAY, GOODLETTSVILLE, TN 37072
(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 hand(s) this 29TH day of MARCH, 1996.

THOMAS F. OVERSTREET

STACEY A. OVERSTREET

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, THOMAS F. OVERSTREET AND WIFE, STACEY A. OVERSTREET, with whom I am personally acquainted, or whose identity was 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, at office, this 29TH day of MARCH, 1996.

Susan Frazier Barnette
NOTARY PUBLIC

My Commission Expires: 3-21-98

AFTER RECORDING, RETURN TO:
STATE TITLE, INC.
107 POINT EAST DRIVE
NASHVILLE, TN 37216

EXHIBIT A

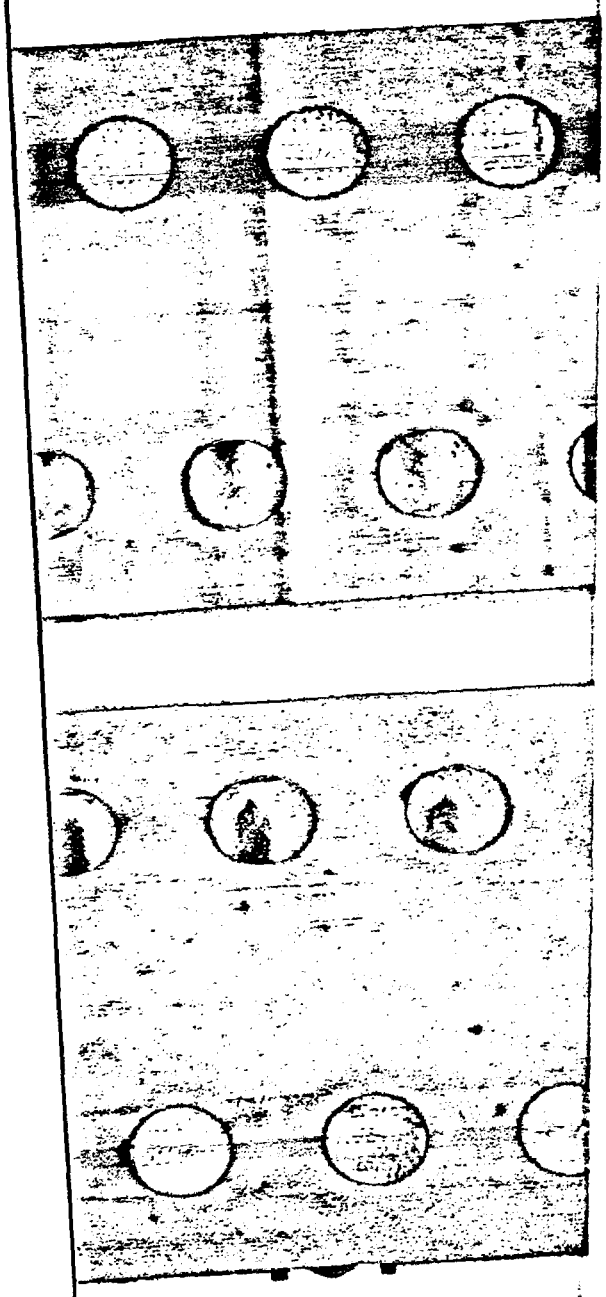
BEGINNING AT A CONCRETE MARKER IN NORTHEAST EDGE OF HIGHWAY 41 AT THE CORNER OF PEAY; THENCE WITH EDGE OF HIGHWAY, S 48 DEGREES E 337 FEET 6 INCHES TO A POINT IN THE MIDDLE OF A DRAIN EVEN WITH A CULVERT UNDER THE HIGHWAY, A CONCRETE MARKER ON THE BANK 5 FEET FROM CORNER, THE CORNER TO MAYSE; THENCE WITH MAYSE UP THE DRAIN NEXT TWO CALLS AS FOLLOWS: N 63 DEGREES E 22 FEET, A CONCRETE MARKER 3 FEET NORTH OF THE CORNER; N 35 DEGREES E 68 FEET TO A CONCRETE MARKER AT AN ELM ON THE RIGHT SIDE OF THE DRAIN; THENCE WITH MAYSE N 77 DEGREES E 106 FEET TO A CONCRETE POST, CORNER TO MAYSE AND PEAY; THENCE WITH PEAY NEXT THREE CALLS AS FOLLOWS: N 1 DEGREE E 189 FEET TO A CONCRETE MARKER; N 86 DEGREES W 368 FEET TO A CONCRETE MARKER; N 31 DEGREES E 100 FEET TO THE BEGINNING, BEING IN THE 10TH CIVIL DISTRICT OF SAID COUNTY.

INCLUDED IN THE ABOVE DESCRIPTION, BUT EXPRESSLY EXCLUDED FROM THIS CONVEYANCE IS THE FOLLOWING DESCRIBED PROPERTY HAVING BEEN CONVEYED TO THE STATE OF TENNESSEE, BY CONSENT JUDGMENT AND FINAL DECREE OF THE CIRCUIT COURT FOR DAVIDSON COUNTY, TENNESSEE, BEARING DOCKET NO. 83C-2358, AND OF RECORD IN BOOK 6624, PAGE 983, SAID REGISTER'S OFFICE.

BEGINNING AT THE POINT OF INTERSECTION OF THE NORTH BOUNDARY OF THE BENJAMIN SMITH, ET UX PROPERTY AND THE EAST MARGIN OF S.R. 11 (U.S. 41) THENCE WITH THE SAID EAST MARGIN ON A CURVE RIGHT 253 FEET, MORE OR LESS, TO A POINT; THENCE, NORTHEASTWARDLY 15 FEET, MORE OR LESS; THENCE NORTHWESTWARDLY 84 FEET, MORE OR LESS, TO A POINT; THENCE N 35 DEGREES 0' E 37 FEET, MORE OR LESS, TO A POINT; THENCE WITH THE PROPOSED MARGIN OF PROPOSED S.R. 11 (U.S. 41) ON A 7,589.44 FOOT RADIUS CURVE LEFT 345 FEET MORE OR LESS TO A POINT; THENCE S 45 DEGREES 14' 5" W 44 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO THOMAS F. OVERSTREET AND WIFE, STACEY A. OVERSTREET BY WARRANTY DEED FROM ELMER L. HUFFMAN AND WIFE, BERNADETTE B. HUFFMAN, DATED NOVEMBER 4, 1993, AND OF RECORD IN BOOK 9146, PAGE 809, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

7099 04/08 0101 03CHECK 316.40



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

RECEIVED OF _____

FOR _____

BOOK 10005 PG 985

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 82000.00
CON TX 303.40
PRFEE 1.00
WDEED 12.00
TOTAL 316.40
CHECK 316.40

04/08/96 01 07:21 0001 7099

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0168200
IDENTIF. ← REFERENCE

96 APR -8 AM 8:19
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1025088