BOOK 10057 PG 965

BOX #19B
G#96-5-67K

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 51,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF May 19 96

Notary Public

MY COMMISSION EXPIRES: July 24, 1999
(AFFIX SEAL)

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

THIS INSTRUMENT WAS PREPARED BY
PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ANDY R. LINAMEN	"NEW OWNERS"	MAP 084 P/PAR 005
(NAME)	(NAME)	
607 Galaxie Drive		MAP 088 P/PAR 043
(ADDRESS)	(ADDRESS)	& P/PAR 008
Nashville, TN 37209		MAP 077 P/PAR 044
(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, JOHN T. HAILEY, JR., AND WIFE, ANNE S. HAILEY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ANDY R. LINAMEN AND WIFE, JANET E. LINAMEN

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson & Cheatham COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND lying in the Eighth Civil District of Davidson County, Tennessee, and in the Ninth Civil District of Cheatham County, Tennessee, and described as Tracts Nos. 18, 19 and 20 of the John T. Hailey, Jr., and Anne S. Hailey Property, as described according to a survey by Rex Northcut, Registered Land Surveyor, License No. 77, dated May 6, 1996, as follows:

BEGINNING at a point in the center of Garland Hollow Road at the Northwest corner of the Charles McCoy property, same being the Southwest corner of the herein described property; thence, with said center of road the following calls: North 20 degrees 12 minutes 53 seconds West 175.14 feet; North 36 degrees 31 minutes 14 seconds West 36.48 feet to a point on the South margin of a proposed 50.00 wide right-of-way at the Northwest corner of the herein described tract; thence, leaving said center of road and with the South margin of a proposed 50.00 foot wide right-of-way North 44 degrees 16 minutes 00 seconds East 58.61 feet to a metal pin; thence, North 44 degrees 16 minutes 00 seconds East 426.50 feet to a metal pin; thence, North 44 degrees 16 minutes 00 seconds East 63.51 feet to a metal pin; thence, North 56 degrees 40 minutes 21 seconds East 168.12 feet to a metal pin; thence, North 68 degrees 17 minutes 38 seconds East 196.89 feet to a metal pin; thence, North 68 degrees 17 minutes 41 seconds East 360.03 feet to a metal pin, the Northeast corner of the herein described tract; thence, leaving said South margin of a proposed

CONTINUED

unimproved (X)
This is improved ( ) property, known as Tracts Nos. 18, 19 and 20, John T. Hailey, Jr., & Anne S. Hailey Property
(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 21st day of May 1996

John T. Hailey, Jr.
JOHN T. HAILEY, JR.

Anne S. Hailey
ANNE S. HAILEY

DCTN01WC

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 JOHN T. HAILEY, JR., AND WIFE, ANNE S. HAILEY

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 Brentwood, Tennessee, this 21st day of May 19 96.

Commission expires July 24, 1999

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 _____.

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

0184232
IDENTIFICATION REFERENCE

96 MAY 22 PM 2:06
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

DCTN01WC

LEGAL DESCRIPTION CONTINUATION

50.00 foot wide right-of-way, South 22 degrees 31 minutes 48 seconds East 847.24 feet to a metal pin in the North line of the Austin Powder property at the Southeast corner of the herein described tract; thence, South 56 degrees 07 minutes 23 seconds West 98.72 feet to a point; thence, South 58 degrees 33 minutes 41 seconds West 113.89 feet to a point; thence, South 60 degrees 45 minutes 43 seconds West 164.89 feet to a point; thence, South 70 degrees 14 minutes 43 seconds West 26.44 feet to a metal pin at the Northeast corner of the Larry Anderson property; thence, South 59 degrees 57 minutes 22 seconds West 64.99 feet to a point; thence, South 59 degrees 57 minutes 22 seconds West 284.99 feet to a point; thence, North 82 degrees 42 minutes 51 seconds West 83.68 feet to a point; thence, North 20 degrees 29 minutes 45 seconds West 445.53 feet to a point; thence, South 68 degrees 59 minutes 15 seconds West 391.41 feet to a metal pin on the East margin of said road; thence, leaving said East margin South 68 degrees 59 minutes 15 seconds West 30.00 feet to the point of BEGINNING.

BEING part of the same property conveyed to John T. Hailey, Jr., and wife, Ann Hailey, by Deed from James R. Cox and wife, Lucile K. Cox, of record in Book 103, Page 33, Register's Office for Cheatham County, Tennessee; and being part of the same property conveyed to John T. Hailey, Jr., and wife, Anne S. Hailey, by Deed from William T. Chapman, Jr., and wife, Mary Frances Chapman, of record in Book 111, Page 127, Register's Office for Cheatham County, and in Book 3643, Page 109, Register's Office for Davidson County, Tennessee.

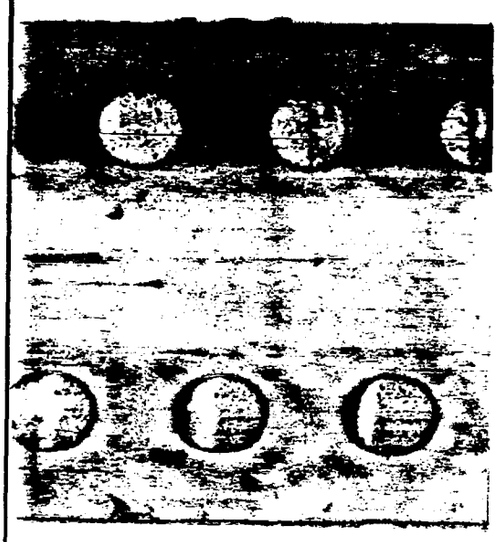
THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and will be paid by the Grantors herein.

4326 05/22 0101 03CHECK 201.70

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



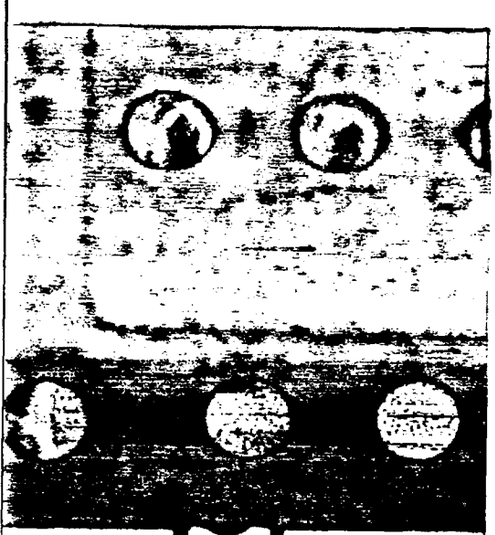
RECEIVED OF _____

FOR _____

BOOK 10057 PG 968

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 51000.00
				CON TX 188.70
				PRFEE 1.00
				WDEED 12.00
				TOTAL 201.70
				CHECK 201.70
			05/22/96 01	14:12 0001 4326



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0184232
IDENTIF. ↑ REFERENCE

96 MAY 22 PM 2:08
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 1042264