47

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 195,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF July 19 96.

Notary Public

MY COMMISSION EXPIRES: 11-27-99
(AFFIX SEAL)

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
John Gary Anderson (NAME)	Same (NAME)	MAP 17
1868 Union Hill Road (ADDRESS)	(ADDRESS)	PARCEL 292
Goodlettsville, TN 37072 (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, Jack D. Ashworth and wife, Linda M. Ashworth

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John Gary Anderson and wife, Peggy Sharon Anderson

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 Goodlettsville, County of Davidson, State of Tennessee, described as follows: to wit:

Described property being Tract 2 of Genevieve Boyd Smiley Property in the 10th Civil District of Davidson County, Tennessee, and being more particularly described as follows: Beginning at an iron pin in the northerly margin of Union Hill Road, common corner with TRact No. 1, thence N. 02 deg. 49' 11" west 1563.43 feet to an iron pin and Tennessee District Council Assemlies of God; thence with their property line and line of William Smith, South 82 deg. 54' 46" East 173.21 feet to an iron pin and common corner of Tract No. 3; thence South 02 deg. 27' 01" East 1483.16 feet to an iron pin ; thence with northerly margin of Union Hill Road, South 69 deg. 46' 27" West 168.79 feet to the point of beginning.

Being the same property conveyed to Jack D. Ashworth and wife, Linda M. Ashworth by deed from Federal Home Loan Mortgage Corporation, of record in Book 8961, Page 215, Register's Office for said County.

unimproved ( )
This is improved (X) property, known as 1868 Union Hill Road, 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 31st day of July 19 96

Jack D. Ashworth

Jack D. Ashworth

Linda M. Ashworth

Linda M. Ashworth

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 10143 PG 77

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jack D. Ashworth and wife, Linda M. Ashworth

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 31st day of July, 19 96.

Commission expires 11-27-99.

Bertie Jo Whitaker
Notary Public

BERTIE JO WHITAKER NOTARY PUBLIC STATE OF TENNESSEE

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 _____

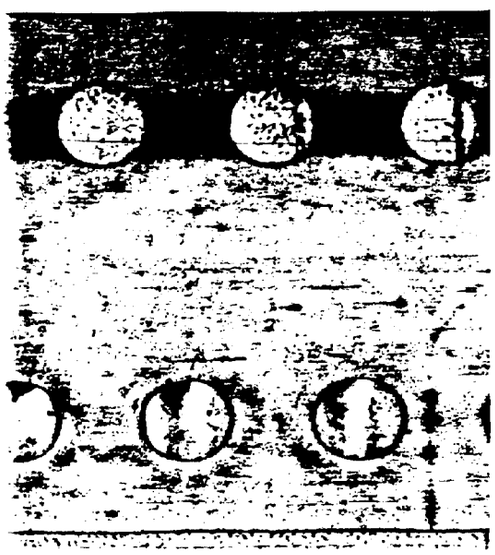
_____
Notary Public

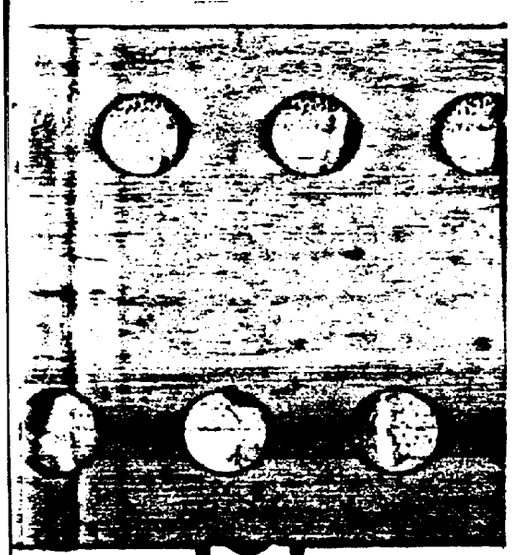
IDENTIF. ↑ REFERENCE 02102 49

96 AUG -2 AM 10: 22

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

2416 08/02 0101 03CHECK 730.50





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

RECEIVED OF _____

FOR _____

BOOK 10143 PG 78

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 195000.00
				CON TX 721.50
				PRFEE 1.00
				MDEED 8.00
				TOTAL 730.50
				CHECK 730.50
			08/02/96 01	10:24 0001 2416

0210249 IDENTIF. ↑ REFERENCE

96 AUG -2 AM 10 22

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1069994