0227786

IDENTIF. & REFERENCE

THIS INSTRUMENT PREPARED BY:
GARY M. EISENBERG
ATTORNEY AT LAW
PO BOX 70
PLEASANT VIEW, TN 37146
(615) 746-4220

95 SEP 23 AM 9:17

REGISTER
DAVIDSON COUNTY, TN.
MAIL ENV

WARRANTY DEED

BOOK 10193 PG 600

Address New Owner(s):	Send Tax Bills To:	Map-Parcel No.
Terry L. Hayes and wife, Brenda Hayes 7638 Ridgewood Road Goodlettsville, Tennessee 37072	Same	Map: 38 Parcel: 2400

KNOW ALL MEN BY THESE PRESENTS that I, Gilbert Wayne Reeder, hereinafter called the "Grantor" for and in consideration of the sum of Twenty-Five Thousand Dollars ($25,000.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold, and by these presents do transfer and convey unto Terry L. Hayes and wife, Brenda Hayes, hereinafter called the "Grantees", their heirs and assigns, his interest in a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

BEGINNING at an iron rod in the eastern right of way of Ridgewood Road and being a common corner with the Durocher Property as of record in Deed Book 8941, Page 248, R.O.D.C.; Thence, leaving said right of way, and with the Durocher property line generally following a fence line, S 80 deg 44' 00" E a distance of 414.23 ft to an iron rod and fence post; Thence, generally following a fence line, S 08 deg 03' 36" W a distance of 470.09 ft to an iron rod and being a common corner with the Hinshaw Property as of record in Deed Book 9447, Page 69, R.O.D.C.; Thence, with the Hinshaw property line and generally following the bottom of a ravine, N 88 deg 12' 08" W a distance of 123.00 ft to an iron rod; Thence, continuing with the ravine, S 63 deg 17' 52" W a distance of 180.00 ft to an iron rod; Thence, continuing with the ravine, S 51 deg 17' 52" W a distance of 171.00 ft to an iron rod; Thence, continuing with the ravine, S 40 deg 47' 52" W a distance of 128.20 ft to an iron rod being in the eastern right of way of Ridgewood Road; Thence, with the eastern right of way of Ridgewood Road the following calls; Thence, with a curve to the right having a radius of 627.28 ft and a length of 108.07 ft to an iron rod; Thence, N 16 deg 40' 19" W a distance of 74.82 ft to an iron rod; Thence, with a curve to the right having a radius of 251.50 ft and a length of 143.65 ft to an iron rod; Thence, with a curve to the right having a radius of 901.26 ft and a length of 60.50 ft to an iron rod being at the old property line of Hayes and Reeder; Thence, with a curve to the right having a radius of 901.26 ft and a length of 89.67 ft to an iron rod; Thence, N 31 deg 05' 14" E a distance of 38.11 ft to an iron rod; Thence, leaving said right of way, S 74 deg 16' 46" E a distance of 442.35 ft to an iron rod; Thence, N 08 deg 03' 36" E a distance of 219.55 ft to an iron rod; Thence, N 74 deg 16' 46" W a distance of 366.73 ft to an iron rod being in the eastern right of way of Ridgewood Road; Thence, with said right of way and with a curve to the left having a radius of 603.72 ft and a length of 139.09 ft to the **POINT OF BEGINNING** and containing therein 4.86 acres or 211,688 square ft more or less.

The above description contains a 50 ft drainage easement, a 10 ft by 30 ft Field Line Easement and a 5 ft by 20 ft Anchor Easement. For general location see Plat Book 9700, Page 42 in the Register's Office of Davidson County.

Being part of the same tract of land conveyed to Gilbert Wayne Reeder by deed from George Randall Reeder of record in Book 10198, Page 598 Register's Office of Davidson County, Tennessee.

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 I do covenant with the said Grantees that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it and same is unencumbered, unless otherwise set out herein and I do further covenant and bind myself, my 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 my hand this 18th day of Sept, 1996.

Gilbert Wayne Reeder
GILBERT WAYNE REEDER

STATE OF TENNESSEE
COUNTY OF CHEATHAM

Before me, Gary M. Eisenberg, of the state and county mentioned, personally appeared Gilbert Wayne Reeder, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the within named Bargainor, and that he executed the foregoing instrument for the purpose therein contained.

Witness my hand and seal, at office in Pleasant View, Tennessee this 18th day of September, 1996.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
11/28/98

STATE OF TENNESSEE
COUNTY OF CHEATHAM

The actual consideration, or value, whichever is greater, for this transfer is $25,000.00.

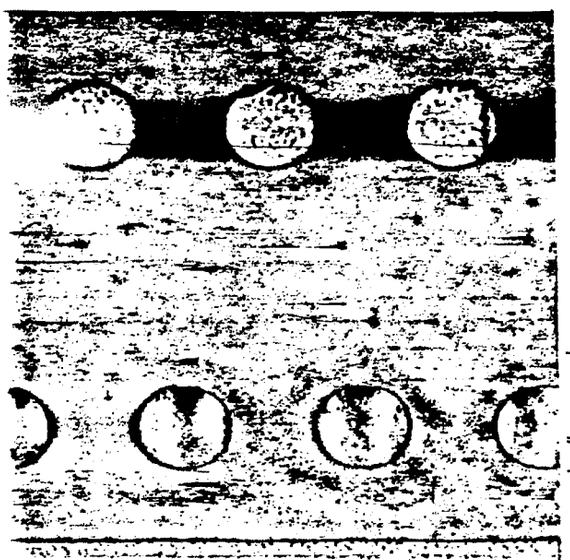
Terry L. Hayes
TERRY L. HAYES

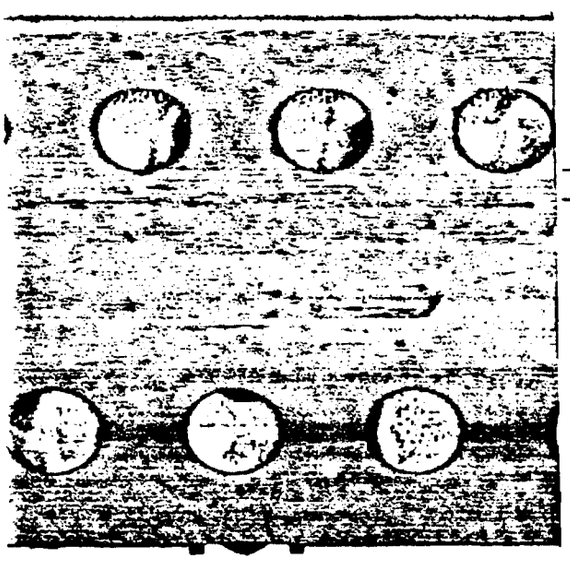
Sworn to and subscribed before me, this 18th day of September, 1996, at Pleasant View, Tennessee.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
11/28/98

1198 09/23 0101 03CHECK 101.50





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

RECEIVED OF _____

FOR _____

BOOK 10198 PG 602

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 25000.00
				CON TX 92.50
				PRFEE 1.00
				WDEED 8.00
				TOTAL 101.50
				CHECK 101.50
09/23/96	01			09:19 0001 1198

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0227786
IDENTIF. # REFERENCE

96 SEP 23 AM 9:17
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1033609