0261278

IDENTIF. & REFERENCE

20-P

This instrument prepared by:
Keene W. Bartley
501 Union Street, Suite 701
P.O. Box 190676
Nashville, TN 37219-0676

97 JAN -3 AM 9:49

[illegible] REGISTER
DAVIDSON COUNTY, TN.

WARRANTY DEED

BOOK 10309 PG 822

New Owner	Send Tax Bills	Map & Parcel No:
THOMAS R. MONCRIEF 373 Draper Cr. Goodlettsville, TN 37072	Same	16-118 10D-5575

For and in consideration of the sum of $10.00 cash in hand paid by the hereinafter named grantees and other good and valuable consideration, the receipt of which is hereby acknowledged, We, WARREN T. HILL and PATRICIA G. HILL, hereafter called "Grantors", have bargained and sold and by these presents do transfer and convey unto THOMAS R. MONCRIEF, hereinafter called "Grantee," his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee described as follows, to-wit:

A certain tract or parcel of land in the 10th Civil District of Davidson County, Tennessee, described as Tract No. 6 on a survey dated October 23, 1986 of the Hitt Property by Kessinger & Sheppard, Engineers, Job No. 86-371, as follows:

Beginning at an iron pin in the northerly margin of Lickton Road said point being south 64° 14' 28" west 240 feet; thence south 65° 51' 53" west 200 feet from the southwest corner of the property of David L. White, et ux, of record in Book 6552, page 932, Register's Office for Davidson County, Tennessee; thence with said margin of said road south 70° 41' 11" west 175 feet to an iron pin; thence north 13° 27' 22" west 2,425.90 feet to an iron pin the line of E.B. Parker of record in Book 3255, page 304, Register's Office for said county; thence with the line of Parker, south 80° 39' 41" east 405.97 feet to an iron pin in the line of David W. Torr of record in Book 6552, page 935 said Register's Office; thence with the line of Torr south 15° 0' 5" east 698.68 feet to an iron pin; thence south 82° 35' 15" west 220.00 feet to an iron pin; thence south 13° 27' 22" east 1,534.49 feet to an iron pin marking the point of beginning, containing 12.96 acres more or less, being the same property conveyed to Warren T. Hill and Patricia G. Hill by deed from Thomas A. Storey and wife, Sharon Storey, of record in Book 9465, page 291, Register's Office for Davidson County, Tennessee.

Any home that may be constructed must contain a minimum of 1600 square feet improved living space, excluding garages, carports and breezeways. Any utility buildings or barns constructed on property are to be stained or painted. No swine, poultry, junk vehicles or mobile homes will be permitted. No dirt is to be removed from farm.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $94,0000

Affiant

Subscribed and sworn to before me this the 2 day of January, ~~1996~~ 1997

Notary Public
My Comm Expires: 9-18-99

This is unimproved property known as _____

To have and to hold the tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns forever and we do covenant with the said grantee 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 hereby covenant and bind ourselves and our heirs and representatives to warrant and forever defend the title to the said land to the said grantee, his 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 2 day of January, 1997

Warren T. Hill

Patricia G. Hill

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 2 day of January, 1997, before me personally appeared WARREN T. HILL and PATRICIA G. HILL, to me known, or proved to me on the basis of satisfactory evidence to be the persons described in and who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

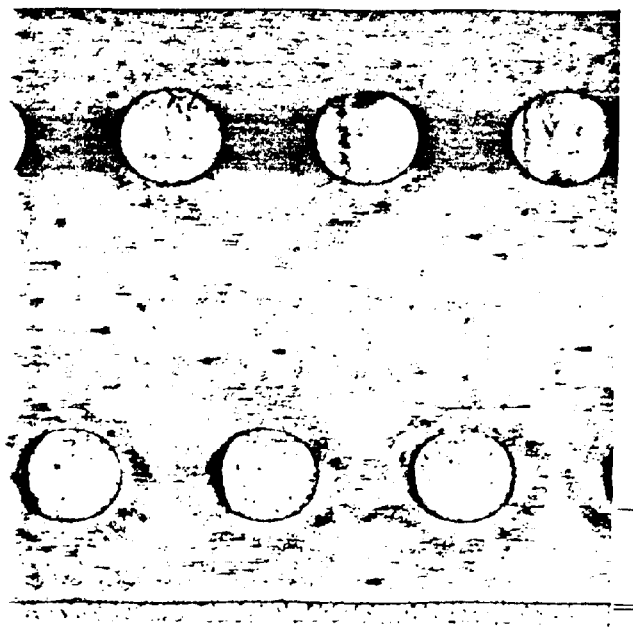
Notary Public

My commission expires:

9-18-99

kwb/re disc/mon-wd

1746 01/03 0101 03CHECK 35.00



OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

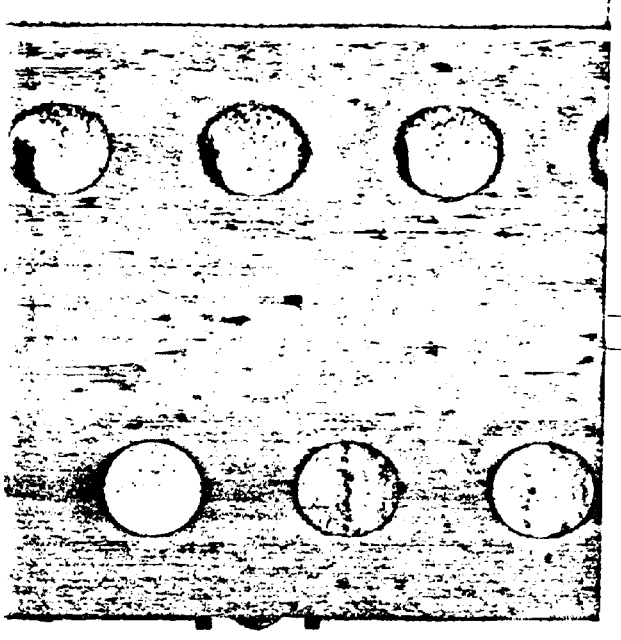
RECEIVED OF _____

FOR _____

BOOK 10309 PG 824

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 94000.00
CON TX 347.80
PRFEE 1.00
WDEED 8.00
TOTAL 356.80
CHECK 356.80

01/03/97 01 09:49 0001 1746

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02612 78
IDENTIF. ↑ REFERENCE

97 JAN -3 AM 9:49

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1104291