47

FILED 10381 PG 684

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 27,500.00
X Marshall G. Crotts
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
13th DAY OF March 19 97
Kathy J. Byers
Notary Public
MY COMMISSION EXPIRES: 11-22-97
(AFFIX SEAL)

KATHY J. BYERS NOTARY PUBLIC STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
CASTLEMAN & ASSOCIATES, INC., 110 Glancy Square, Suite 110, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Marshall G. Crotts (NAME)	New Owner (NAME)	PART OF:
2870 Greer Road (ADDRESS)	(ADDRESS)	MAP 11
Goodlettsville, TN 37072 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	PAR. 7, 25 & 28

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, Gary F. Hahn, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Marshall G. Crotts and wife, Margaret M. Crotts and Josephine Beard Roy, a married woman

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 the Eleventh Councilmanic District of Davidson County, Tennessee, being Tract No. 2 of the unrecorded plan of the Gary F. Hahn property, located on the east margin of Greer Road and North of Ivey Point Road and being more particularly described as follows:

Beginning on an iron pin being on the east margin of Greer Road (25 feet from centerline) said pin being North 4180 feet more or less from the intersection of the extended centerline of Ivey Point Road with the East margin of Greer Road, said pin being the southwest corner of the herein described tract and the northwest corner of Tract 3 of the Gary F. Hahn property, thence;

1. Leaving said pin and continuing along said margin N 00 deg. 49' 20" W a distance of 220.00 feet to an iron pin, said pin being the northwest corner of the herein described tract and the southwest corner of Tract 1 of the Gary F. Hahn property, thence;

2. Leaving said margin and severing the land of Hahn as evidenced in Deed Book 7360, Page 296, in the Register's Office of Davidson County, Tennessee (RODC), and along the North line of the herein described tract and along the South line of Tract 1 of the Gary F. Hahn property N 89 deg. 10' 40" E a distance of 200.00 feet to an iron pin, thence;

3. Leaving said pin and continuing to sever the land of Hahn S 88 deg. 04' 59" W a distance of 1019.82 feet to an iron pin in the west line of Patton as evidenced in Deed Book 5075, Page 422, (RODC), said pin being the northeast

CONTINUED

unimproved (X)
This is improved ( ) property, known as 2870 Greer 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 my hand this 13th day of March 19 97

Gary F. Hahn

LEGAL DESCRIPTION CONTINUATION

corner of the herein described tract and the southeast corner of Tract 1 of the Gary F. Hahn property, thence;

4. Leaving said pin and along the West line of Patton and the East line of the herein described tract S 02 deg. 57' 01" E a distance of 146.61 feet to an iron pin, said pin being the southeast corner of the herein described tract and the northeast corner of Tract 3 of the Gary F. Hahn property, thence;

5. Leaving said pin and severing the land of Hahn and along the South line of the herein described tract and along the North line of Tract 3 of the Gary F. Hahn property S 88 deg. 53' 45" W a distance of 1131.80 feet to an iron pin, thence;

6. Leaving said pin and continuing to sever the land of Hahn S 77 deg. 26' 06' W a distance of 94.29 feet to an iron pin, the beginning, containing 5.005 acres more or less, according to a survey by Jesse E. Walker, RLS, PE. dated 10/24/95.

BEING the same property conveyed to Gary F. Hahn, by deed from Elizabeth B. Conner, a widow, of record in Book 7360, Page 296, Register's Office for Davidson County, Tennessee.

BOOK 10381 PG 686

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 Gary F. Hahn

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 13th day of March 19 97.

Commission expires 11-22-97

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 _____.

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

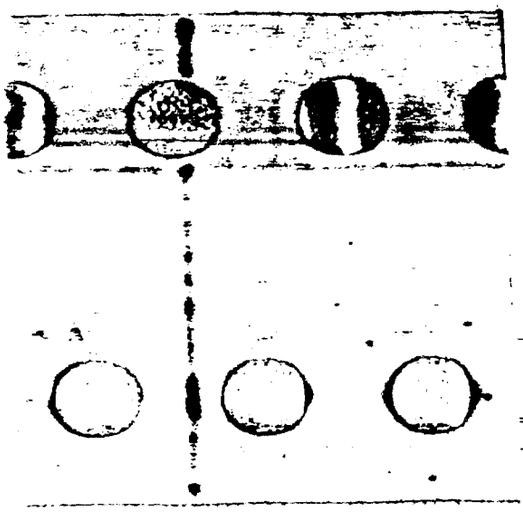
My commission expires _____

Notary Public

7580 03/17 0101 03CHECK 114.75

0283463
IDENTIFICATION REFERENCE

97 MAR 17 AM 11:48
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.



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

RECEIVED OF _____

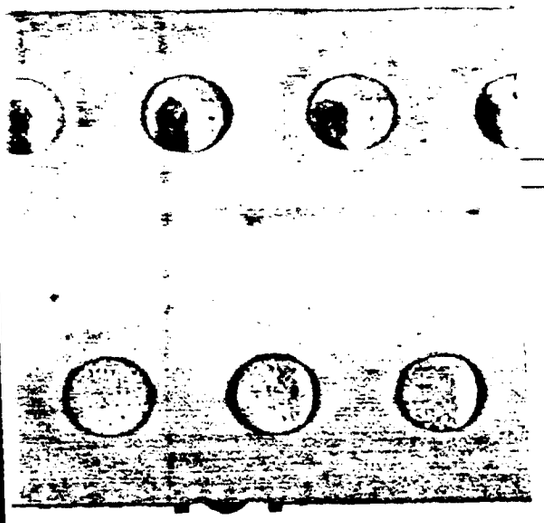
FOR _____

BOOK 10381 PG 687

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 27500.00
				CON TX 101.75
				PRFEE 1.00
				WDEED 12.00
				TOTAL 114.75
				CHECK 114.75
03/17/97	01			11:47 0001 7580

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0283463
IDENTIF. # REFERENCE

97 MAR 17 AM 11:48
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1127916