WARRANTY DEED

BOOK 10628 PG 975

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 49,500.00

Jeff Monson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF September 19 97

Notary Public

MY COMMISSION EXPIRES: 4/23/00
(AFFIX SEAL)

CAROLYN ADAMS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jeff Monson (NAME)	Same (NAME)	MAP 17
825 So. Dickerson Road #135 (ADDRESS)	(ADDRESS)	PARCEL 301
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, Adelbert J. Perry and wife, Barbara J. Perry

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jeff Monson and Elaine Sinner, as Joint Tenants with Right of Survivorship

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:

A tract of land in the 10th Civil District of Davidson County, Tennessee, and more particularly described according to a survey by Clayton W. Northcutt, R.L.S. # 1529 as follows:
BEGINNING at a pin by a post, 691.7 feet more or less from southerly margin of Lickton Pike and the easterly line of Grantor and corner to Joe G. Allison; thence S 15 deg. 55' 18" E 138.59 feet to pin in fence line; thence S 16 deg. 01' 46" E 468.47 feet to a pin and corner to Barbara J. Puckett; thence S 62 deg. 14' 08" W 386.67 feet to a pin set and property of Grantor; thence N 16 deg. 01' 46" W 543.58 feet to a pin set; thence N 53 deg. 24' 25" E 404.63 feet to the point of beginning.

INCLUDED in this conveyance is all of Grantors' rights and interest in an Easement for Ingress and Egress and Right of Way for Ingress, Egress and Utilities, being more particularly described in Book 7528, page 599, Register's Office for Davidson County, Tennessee, and in Book 9043, page 623, Register's Office for Davidson County, Tennessee.
This conveyance is subject to Maintenance Agreement of record in Book 9043, page 623, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Adelbert J. Perry and wife, Barbara J. Perry by Deed of record in Book 9864, page 69, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as Lickton Pike, 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 29th day of September 19 97

Adelbert J. Perry

Barbara J. Perry

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 10628 PG 976

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Adelbert J. Perry and wife, Barbara J. Perry

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 29th day of September, 19 97

Commission expires 9/23/00

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

IDENTITY & REFERENCE

0354343

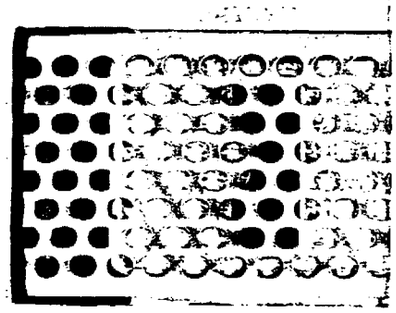
97 OCT -1 PM 2:32

FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TN.

MAILED

4872 10/01 0101 03CHECK

192-15



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

RECEIVED OF _____

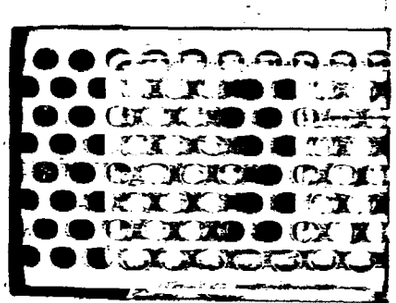
FOR _____

BOOK 10628 PG 977

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 49500.00	
			CON TX 183.15	
			PRFEE 1.00	
			WDEED 8.00	
			TOTAL 192.15	
			CHECK 192.15	
10/01/97	01		14:34 0001 4872	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0354343
IDENTIF. # REFERENCE

97 OCT -1 PM 2:32
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1204227