Box 40-A

BOOK 10814 PG 647

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 49,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF February 19 98

Notary Public

MY COMMISSION EXPIRES: January 20, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gibson & Gregory, Suite 600, 200 Fourth Ave., N., Nashville, Tennessee

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rudy Allen Lindsey, Jr. (NAME)	New Owner (NAME)	MAP 025-00
4240 Long Hollow Pike (ADDRESS)	(ADDRESS)	PARCEL 090
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, Ronald E. Williams and wife, Debra F. Williams

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rudy Allen Lindsey, Jr. and wife, Mitzi Lindsey

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 10th Civil District of Davidson County, Tennessee, as shown on a survey prepared by Donald R. Carver, Surveyor, dated October 2, 1969.

Beginning at an iron pin in the northerly right-of-way of Old Dickerson Road, said point being 73.4 feet East of the easterly margin of Hitt Lane; thence, North 17 degrees 50 minutes West 290 feet to a point; thence South 72 degrees 10 minutes West 11.2 feet to a point; thence, North 22 degrees 25 minutes West 91 feet to an iron pin; thence North 65 degrees 40 minutes East 355.9 feet to an iron pin; thence South 22 degrees 0 minutes East 347.7 feet to an iron pin in the northerly margin of Old Dickerson Road; thence, along the northerly margin of Old Dickerson Road a westerly direction 384.2 feet to the point of beginning.

Included in the above description but specifically excluded from this conveyance is that property conveyed to Jeffrey A. Rothman, unmarried, by deed from Paul M. Holloway and wife, Shila S. Holloway, of record in Book 7657, page 465, and rerecorded in Book 7658, page 741, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Ronald E. Williams and wife, Debra F. Williams by deed from Jeffrey A. Rothman, unmarried, of record in Book 10242, page 822, said Register's Office.

unimproved (X)
This is improved ( ) property, known as 815 Old Dickerson 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 27th day of February 19 98

x Ronald E. Williams
Ronald E. Williams

x Debra F. Williams
Debra F. Williams

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 Ronald E. Williams and wife, Debra F. Williams

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 Nashville, Tennessee, this 27th day of February 19 98

Commission expires January 20, 1999

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_____.

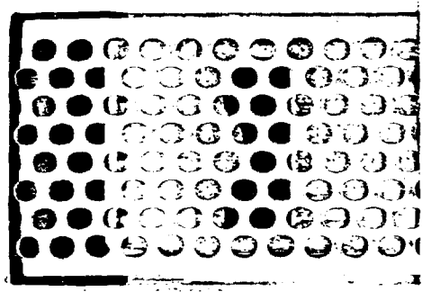
My commission expires _____

_____
Notary Public

0406095

98 FEB 27 PM 4:23

9144 02/27 0101 02CHECK 102.50



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

RECEIVED OF _____

FOR _____

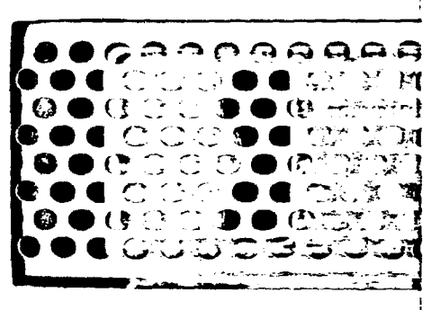
BOOK 10814 PG 649

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

CANT 49500.00
CON TX 184.63
PRFEE 1.00
WREED 8.00
TOTAL 193.63
CHECK 193.63
02/27/98 01 16:22 0001 9144

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0406095
RECEIVED FOR REFERENCE
98 FEB 27 PM 4:23

No. 1259597