Warranty Deed

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$112,000 00

Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
24th DAY OF September, 1999

NOTARY PUBLIC
MY COMMISSION EXPIRES 1-26-2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC , 4334 Lebanon Road, Hermitage, TN 37076

ADRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
David Simmons 4903 Laws Road Whites Crrek, TN 37189	New Owner	Map 30 00 Parcel 23

For and in 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,

Richard Furlough, unmarried

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

David Simmons, unmarried

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

See attached Exhibit A for legal description which is incorporated herein by reference

This conveyance is made subject to the following
1) 1999 taxes and subsequent years
2) Any and all restrictions, conditions, and easements of record

This is improved property known as 4903 Laws Road, Whites Creek, TN 37189
(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(s) this 24th day of September, 1999.

Richard Furlough

99 OCT -5 PM 12:

0064378

REFERENCE

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Richard Furlough, unmarried, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained

Witness my hand at office, this 24th day of September, 1999

NOTARY PUBLIC

My Commission Expires 1-26-2001

NOTARY PUBLIC
LARUE COUNTY, KY

PLEASE RETURN TO:
STATE TITLE, INC.
4334 Lebanon Road
Hermitage, TN 37076

EXHIBIT "A" - LEGAL DESCRIPTION

BEGINNING AT AN IRON ROD SITUATED IN THE NORTHERLY MARGIN OF WHITES CREEK PIKE, SAID POINT ALSO BEING THE COMMON CORNER OF THE PROPERTY CONVEYED TO TROY L. CLYMER OF RECORD IN BOOK 10894, PAGE 854, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THENCE, WITH SAID COMMON LINE, N 38 DEG. 10 MIN. 00 SEC. E, A DISTANCE OF 319.82 FEET TO AN IRON ROD SITUATED IN THE SOUTHERLY LINE OF THE PROPERTY CONVEYED TO THOMAS W. AND CATHERINE FAY BRYANT OF RECORD IN BOOK 3807, PAGE 708, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE;

THENCE, S 51 DEG. 50 MIN. 00 SEC. E, A DISTANCE OF 249.66 FEET TO AN IRON PIPE SITUATED IN THE WESTERLY MARGIN OF LAWS ROAD;

THENCE, WITH SAID ROAD, S 38 DEG. 10 MIN. 00 SEC. W, A DISTANCE OF 319.82 FEET TO AN IRON ROD IN THE NORTHERLY MARGIN OF WHITES CREEK PIKE;

THENCE, WITH SAID ROAD, N 51 DEG. 50 MIN. 00 SEC. W, A DISTANCE OF 249.66 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO RICHARD FURLOUGH AND WIFE, CINDY FURLOUGH BY DEED FROM LUCILLE D. DEPTS, A WIDOW, OF RECORD IN BOOK 6112, PAGE 395, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. PROPERTY THEN CONVEYED TO RICHARD FURLOUGH BY QUITCLAIM DEED FROM CINDY FURLOUGH, HER ONE-HALF INTEREST, THROUGH JOHN H. LOWE, TRUSTEE, DATED JANUARY 23, 1985, AND OF RECORD IN BOOK 6778, PAGE 426, SAID REGISTER'S OFFICE.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11693 PAGE 46

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	CFEE	COMPUTER FEE	PRFEE	PROBATE FEE

0643798

REFERENCE

99 OCT -6 PM 12:11

CAMT
112000.00
CON TX 414.40
PRFEE 1.00
MISC 12.00
CFEE 2.00
TOTAL 429.40
CHECK 429.40
10 06 99 01 12:14 0001 6B3B

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1524762