This Instrument Prepared by:
Frontier Title & Escrow, Inc
109 C East Avenue
Goodlettsville, TN 37072

MAP: 012-00-0
PARCEL: 052.00
GROUP:

Send Tax Bills to:
Arles B. Greene
Box 544
Goodlettsville, TN 37072

BOOK 11760 PAGE 979

WARRANTY DEED

THIS INDENTURE, made this 17th day of November, 1999 between

Joe Hager

of Davidson County, Tennessee, hereinafter referred to as **Grantor**, and

Arles B. Greene

of Davidson County, Tennessee, hereinafter referred to as **Grantee**.

WITNESSETH: that said Grantor, for and in consideration of the sum of ONE AND 00/100 DOLLAR ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, has granted, bargained, sold and conveyed, and does hereby grant, bargain, sell and convey unto the said Grantee the following described premises situated in Davidson County, Tennessee, to wit:

Land in the 10th Civil District of Davidson County, described according to a survey by John R. Alley, October 26, 1965, as follows:

Beginning on the easterly margin of Old Dickerson Road at the wouthwest corner of the property conveyed to Thomas Grizzard; thence with Grizzard's southern boundary line North 72° 05; east 866 feet to a post; thence with Joe Hager's western boundary line South 11° 30' east 184.5 feet to a stake; thence south 72° 00' 822 feet to the easterly margin of Old Dickerson Road; thence with the same North 24° 55' west 184.5 feet to the beginning.

The above description includes 1.00 acre that was previously transferred in Book 6594, Page 380, that is excluded from this conveyance.

This Conveyance is subject to a right of way easement of record in Book 653, Page 50.

Being the same property conveyed to Joe Hager, with Mary H. Strane retaining a life Estate (Mary H. Strane now being deceased) by deed from Mary H. Strane, a widow of record in Book 10170, Page 216, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE is made subject to restrictive covenants, easements, and setback lines that are applicable to the above described property, and of record, and to all zoning and subdivision restrictions of the appropriate governmental body.

The above description is the same as the previous deed of record, no boundary survey having been made at the time of this conveyance.

TO HAVE AND TO HOLD the said real estate, together with all of the appurtenances, estate, title, and interest thereunto belonging unto the said Grantee, his/her heirs and assigns forever.

And said Grantor does hereby covenant with said Grantee, that Grantor is lawfully seized in fee simple of the premises above conveyed and has full power, authority and right to convey the same, and that said premises are free from all encumbrances except real property taxes which are to be prorated between the parties and which Grantee assumes and agrees to pay, and that Grantor will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEREOF, the said Grantor hereunder sets his/her hand and seal the day and year first above written.

Joe Hager

Joe Hager

6347 11/30 0101 03CHECK 499.40

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Michael Perry Davis, a Notary Public within and for the State and County aforesaid, the within named Joe Hager, 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 foregoing instrument for the purpose therein contained.

Witness my hand in Goodlettsville, Tennessee this 17th day of November, 1999.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

11/30/2002

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $132,000.00.

Joe Hager
Affiant

Sworn to and subscribed before me, this ____day of November, 1999.

Notary Public

My Commission Expires: 11/30/2002

PICK-UP

99 NOV 30 AM 10:46
WILL C. HALL REGISTER
DAVIDSON COUNTY, TN.

RECEIVED FOR REFERENCE

066210 1

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11760 PAGE 981

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

0662101

REFERENCE

99 NOV 30 AM 10:46

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	132000.00
CON TX	488.40
PRFEE	1.00
MDEED	8.00
CFEE	2.00
TOTAL	499.40
CHECK	499.40

11/30/99 01 10:46 0001 6347

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1543964