Instr:200001070002516 Page: 1 OF 3
REC'D FOR REC 01/07/2000 1:45:06PM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $259.00

20-A

WARRANTY DEED

This instrument was prepared by:
Keene W. Bartley
SCHULMAN, LeROY & BENNETT, P.C.
P. O. Box 190676
Nashville, TN 37219-0676

ADDRESS OF NEW OWNER(S):	SEND TAX BILLS TO:	MAP-PARCEL NO:
Victor Fleseriu, et ux	Same	181-10-001
Delia Fleseriu		
113 Veebelt Road		
Hendersonville, TN 37075		

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $70,000.00.

Affiant

Sworn to and subscribed before me this the 7 day of January, 2000.

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 7/27/00

FOR AND IN CONSIDERATION OF the sum of Ten Dollars ($10.00) cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, Forrest H. King, Jr., hereinafter called the Grantor, has bargained and sold and by these presents do hereby transfer and convey unto Victor Fleseriu, et ux Delia Fleseriu, hereinafter referred to as Grantee, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Parcel 1

Being lot No. 3 on the Plan of Bedford Forest, Phase I, of record in Plat Book 9700, page 771, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a point on the northern terminus of Waller Road, said point being a common front corner with Lot No. 2 on the Plan; thence running in a westerly direction along the common boundary with Lot No. 2, north 83° 26' 23" west a distance of 231.47 feet to a point, said point being a common rear corner

with Lot No. 2; thence leaving the common rear corner with Lot No. 2 north 00° 03' 38" west 195.74 feet to a point, said point being a common rear corner with Lot No. 4 on said Plan; thence running north 56° 49' 13" west a distance of 275.86 feet to a point, said point being a common boundary of said Lot No. 4, to a point, said point being on the northerly terminus of Waller Road; thence continuing in a southern direction along the margin of Waller Road, around a curve to the left with a radius of 40 feet and an arc length of 179.02 feet and a cord of 62.86 feet, a distance of 54.35 feet to a point, thence continuing in a southerly direction along the margin of Waller road, around a curve to the left with a radius of 30 feet and an arc length of 20.01 feet, a cord of 19.64 feet a distance of 20.01 feet to a point; thence 2.16 feet to the point of beginning.

Parcel 2

Land in 2nd Civil District of Davidson County Tennessee, being more particularly described as follows:

Beginning at the common rear corner of Lots 2 and 3 on the Plan of Bedford Forrest, Phase I, said Plan of record on Book 9700, Page 771, said Register's office; thence running North 00°03' 38" West, a distance of 89.57 feet to a point, said point being the point of beginning of the hereinafter described tract.

Thence running South 69° 06' 10" West, a distance of 205.34 feet to a point; thence running North 20° 52' 36" West, a distance of 199.91 feet to a point; thence running South 69° 06' 55" West, a distance of 120.52 feet to a point; thence running North 20° 53' 05" West, a distance of 225.11 feet to a point; thence running South 69° 06' 55" West, a distance of 115.55 feet to a point; thence running North 09° 00' 59" West, a distance of 252.95 feet to a point; thence running North 68° 59' 05" East, a distance of 393.37 feet to a point; thence running South 24° 09' 52" East, a distance of 574.84 feet to a point, said point being a common corner with Lots 3 & 4 on the Plan of Bedford Forrest, Phase I; thence along the rear lot line of said lot 3, running South 00° 03' 38" a distance of 106.17 feet to a point, said point being the point of beginning.

Said parcel containing a proposed 20' public utility easement crossing the center of the parcel.

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 successors and assigns forever, and the said Grantors covenant with the said Grantees that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered.

AND the said Grantors further covenant and bind themselves, and their heirs, successors and assigns, to warrant and forever defend the title to the said land to the said Grantees, their successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this the 20 day of December, 1999.

FORREST H. KING, JR.

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 Forrest H. King, Jr., 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 Nashville, Tennessee, on this the 20 day of December, 1999.

Notary Public

My Commission Expires: 7/27/02

CAROL D. AXLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

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