Instr:200008110079846 Page: 1 OF 2
REC'D FOR REC 08/11/2000 2:54:43PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $777.00

[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.] 26B
John Coleman Hayes and wife,	New Owner	
Barbara K. Hayes		MAP: 129-2
104 Woodmont Blvd. Ste 401		
Nashville, TN, 37205	Same	PARCEL: 59

[This instrument prepared by: Robert J . Notestine, III, Attorney, 104 Woodmont] [Boulevard, Suite 115, Nashville, Tennessee 37205 00-07-10252]

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, We, **Robert Ellis Orrall and wife, Christine Orrall**, (The "Grantors") have bargained and sold, and by **these presents do transfer and convey unto, John Coleman Hayes, and wife, Barbara K. Hayes,** (The "Grantees"), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in the First Civil District of Davidson County, Tennessee, being Tract No. 2 on the Plan of Tracts 2 & 3, Jocelyn Hills, of record in Plat Book 8250, page 640, Register's Office for Davidson County, Tennessee, more particularly described as follows Beginning at an iron pin on the east right-of-way of Baskin drive said pin being the northwest comer of the herein described tact and the southeast comer of the Smith property and proceeding with the south line of Smith, North 44 deg. 56 min. East a distance of 407.40 feet to an iron pin in the east margin of a 50-foot ingress, egress easement; thence, continuing with Smith's line and the East margin of a 50-foot ingress, egress easement in a northerly direction around a curve to the left having a radius of 551.30 feet a distance of 41.21 feet to an iron pin; thence with Smith's South line and the East margin of a 50-foot ingress, egress easement North 29 deg. 31 min. West a distance of 57.59 feet to an iron pin; thence, with Smith's South line North 60 deg. 10 min. 10 sec., East a distance of 478.5 feet to an Iron pin; thence, continuing with Smith's south line North 25 deg. 20 min. East a distance of 1713.22 feet to a concrete monument in the West line of West Meade Farms, Inc., Section IV of record in Book 1835, page 94, Register's Office for Davidson County, Tennessee, and being the Northeast comer of the herein described Tract; thence, with the West line of West Meade Farms, Inc., Section IV, South 24 deg. 22 min East a distance of 99.4 feet to a concrete monument; thence, continuing with West Meade Farms, Inc., Section IV West line, South 27 deg. 26 min. East a distance of 145.13 feet to a point, and being the Southeast comer of the herein described tract; thence, with the South line of Tract 2. South 60 deg. 10 min. 10 sec. West a distance of 612.92 feet to an iron pin in the East margin of a 50-foot ingress, egress easement; thence, continuing with the South line of Tract 2, South 44 deg, 56 min. West a distance of 415.04 feet to an iron pin in the East right-of-way of Baskin Drive; thence, with the East right-of-way of Baskin Drive North 13 deg. 57 min. West a distance of 31.20 feet to a concrete monument; thence, with the East right-of-way of Baskin Drive in a northerly direction around a curve to the left having a radius of 278.7 feet a distance of 18.80 feet to the point of beginning, containing 2.59 acres, more or less, as per Recorded Plat by Turner Engineering Company dated October 23, 1996.

Included in the above description is a 10-foot public utility easement, an easement for a cul-de-sac and an easement for public utilities, ingress, egress and use easement for adjacent property to the south as shown on the Recorded Plat by Turner Engineering Company dated October 23, 1996 and shown on the boundary survey of Tract 2 by Turner Engineering Company dated October 29, 1996.

Being the same property conveyed to Robert Ellis Orrall and wife, Christine Orrall, by Warranty Deed from Mary A Merrell and husband F. Max Merrell of record in Book 11297, page 636, Register's Office for Davidson County, Tennessee.

This description is the same as was used in the last deed of record.

This conveyance is subject to:

1. **Taxes for the year 2000 and subsequent years,**
2. **Plan of record in Plat Book 8250, page 640, Register's office for Davidson County, Tennessee.**

This is unimproved property known as 125 Jocelyn Hills Road. Nashville, Tennessee 37205.

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON
[
[The actual consideration or value, whichever is greater for this
[transfer is $210,000.00.
[
[**Affiant**
[Subscribed and sworn to before me this
[9th day of August, 2000.
[
[**Notary Public**
[My Commission Expires: 1-25-2003

DONALD E. KNIFFEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, his heirs and assigns, forever.

And Grantors do covenant with the said Grantee that the Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, his heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 9th day of August, 2000.

Robert Ellis Orrall

Christine Orrall,

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

On this 9th day of **August,** 2000, before me personally appeared **Robert Ellis Orrall and wife, Christine Orrall,,** to me known to be the persons who executed the foregoing instrument and acknowledged that **they** executed the same as **their** free act and deed

WITNESS my hand and official seal at Nashville, Tennessee, this 9th day of **August,** 2000.

Notary Public

My Commission Expires: 1-25-2003

DONALD E. KNIFFEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.