File: Box B

2nd

WARRANTY DEED

ELIZABETH E. TRIPLETT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

#2582

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $200,000.00

Paul D. Logan II
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19TH DAY OF OCTOBER, 2001.

Elizabeth E. Triplett
Notary Public

MY COMMISSION EXPIRES: May 26, 2002.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Advantage Title and Escrow, 3354 Perimeter Hill Dr. Ste. 142, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Paul D. Logan II	Paul D. Logan II	110-24
(NAME) 1516 Stewarts Ferry Pike	(NAME) 1516 Stewarts Ferry	
(ADDRESS) Hermitage, Tennessee 37076	(ADDRESS) Hermitage, TN 37076	
(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, Stanley Walker, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Paul D. Logan II and Marlene R. Logan, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT: and wife,

SEE ATTACHED EXHIBIT A

Davidson County DEEDWARR
Recvd: 10/31/01 12:54 2pgs
Fees:13.00 Taxes:740.00

20011031-0118833

unimproved ☐
This is improved ☒ property, known as 1516 Stewarts Ferry, Hermitage, TN 37076
(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/our hand(s) this 19th day of October, 2001.

Stanley Walker
Stanley Walker

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 Stanley D. Walker 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 purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee this 19th day of October, 2001.

Commission expires: May 26, 2002

Elizabeth E. Triplett
Notary Public

ELIZABETH E. TRIPLETT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

EXHIBIT "A"

LAND in the 4th Civil District of Davidson County, Tennessee, described according to a survey made August 30, 1957 by James A. Hamilton, Jr., Surveyor, as follows, to-wit:

BEGINNING at a point on the southerly margin of the Stewart's Ferry Pike, at the northeast corner of the Aubrey Tillman (formerly J. L. Cook Lands) at an iron pin at the northerly terminus of the dividing fence; THENCE with said dividing fence South 9° 08' 50" West 389.37' to a cedar tree, the corner of three intersecting fences; THENCE with another dividing fence South 4° 45' 40" West 115.18' to an iron pin and fence corner post at the westerly terminus of a cross-fence; THENCE with said cross-fence South 82° 32' 10" East 283.33' to an iron pin; THENCE North 9° 08' 50" East 506.0' to an iron pin in the southerly margin of the Stewart's Ferry Pike; THENCE with the said southerly margin of said pike, North 82° 50' 20" West 292.18' to the point of beginning, containing 3.42 acres.

Included within the boundaries described above, but expressly excluded from this conveyance, is the property conveyed to the United States of America by deed of record in Book 3840, page 1, Registers office for Davidson County Tennessee; which was described therein as follows:

A tract of land designated as Tract No. 358 in the J. Percy Priest Dam and Reservoir Project, situated on Stewart's Ferry Pike, in the Fourth Civil District of Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a concrete monument located at a point in a line of lands now or formerly owned by B. H. Williams and the lands of the subject owner, said monument being located South 77° 00' East 6.3 feet from a 4-inch cedar tree, South 13° 00' West 11.0 feet from a 2-inch cedar tree, and South 89° 00' West 17.0 feet from a 3-inch elm tree, and its coordinates being X = 1,827,013, Y = 637,613.55; thence, from said point of beginning, severing the lands of the subject owner, North 24° 16' East 269.66 feet to a concrete monument in a line of lands of said Williams' line as follows: South 09° 37' West 305 feet and North 81° 55' West 77 feet, more or less, to the point of beginning, containing twenty-seven hundredths (0.27) of an acre, more or less.

Being the same property conveyed to Stanley D. Walker, by deed of record in Book 9250, Page 563, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.