WARRANTY DEED

Davidson County DEEDWARR
Recvd: 01/11/02 08:36 4pgs
Fees:23.00 Taxes:425.50

20020111-0004395

NOTARY D. CRAIG
NOTARY PUBLIC AT LARGE
CHEATHAM COUNTY, TENN.
My Commission Expires APRIL 28, 2004

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 115,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF January, 2002

Notary Public

MY COMMISSION EXPIRES: 4-28-04
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

CLOSING & TITLE SERVICES, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
PERRION M. GORDON (NAME)	SAME (NAME)	MAP 25
216 CUMBERLAND HILLS DRIVE (ADDRESS)	(NAME) (ADDRESS)	PARCEL 202.00
MADISON, TN 37115 (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, JAMES RANDELL CADLE AND WIFE, TAMMY D. CADLE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO PERRION M. GORDON

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:

Certain real property situate in the 10th Civil District of Davidson County, Tennessee, being described as Tract 4 on the survey of the Malone property dated March 15, 1999, by Burns Consulting, Tennessee License No. 1053, and described as follows, to-wit:

BEGINNING at a new iron pin, being North 35 deg. 13'51" West, 224.34 feet from the most north-northeast corner of the Debra L. Cloud property as shown in Deed Book 9359, page 533, Register's Office for Davidson County, Tennessee, in the western margin of Hitt Lane, the most north-northeast corner of Tract 3, the most east-northeast corner of this tract, thence along the line with Tract 3, South 77 deg. 27'50" West 159.33 feet to a new iron pin; thence continuing along the line with Tract 3, South 79 deg. 01'38" West, 112.08 feet to a new iron pin; thence continuing along the line with Tract 3, South 54 deg. 05'44" West, 67.93 feet to a new iron pin; thence continuing along the line with Tract 3, South 27 deg. 49'58" West 182.55 feet to a new iron pin; thence continuing along the line with Tract 3, South 31 deg. 28'11" West, 261.25 feet to a new iron pin; thence continuing along the line with Tract 3, South 58 deg. 29'45" West, 265.53 feet to a new iron pin; thence continuing along the line with Tract 3, South 63 deg. 56'20" West, 275.10 feet to a new iron pin; thence continuing along the line with Tract 3, South 79 deg. 35'54" West, 159.88 feet to a new iron pin; thence continuing along the line with Tract 3, South 76 deg. 20'24" West, 116.71 feet to a new iron pin; thence continuing along the line with Tract 3, South 54 deg. 14'32" West, 302.42 feet to a new iron pin; thence continuing along the line with Tract 3, South 03 deg. 57'35" West, 75.57 feet to a new iron pin, in the northern line of the Cleo Anderson property as shown by Deed Book 9917, page 831, Register's Office for Davidson County, Tennessee; thence along the line with Anderson, North 86 deg. 02'25"

CONTINUED

unimproved (X)
This is improved ( ) property, known as TRACT 4, HITT ROAD, GOODLETTSVILLE, TN 37072
(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 our hand S this 7th day of January, 2002

JAMES RANDELL CADLE

TAMMY D. CADLE

LEGAL DESCRIPTION CONTINUATION

West, 401.37 feet to an old iron pin, the northeast corner of the Earl C. Sutton property as shown in Deed Book 7147, page 620, Register's Office for Davidson County, Tennessee; thence along the line with Sutton, North 87 deg. 06'56" West, 1084.17 feet to a new iron pin, the southeast corner of Tract 5; thence along the line with Tract 5, North 02 deg. 53'04" East, 1021.49 feet to a new iron pin; thence continuing along the line with Tract 5, North 75 deg. 52'18" East, 400.73 feet to a new iron pin; thence continuing along the line with Tract 5, South 58 deg. 43'33" East, 424.47 feet to a new iron pin; thence continuing along the line with Tract 5, South 30 deg. 26'22" East, 491.48 feet to a new iron pin; thence continuing along the line with Tract 5, South 36 deg. 16"21" East, 329.10 feet to a new iron pin; thence continuing along the line with Tract 5, South 58 deg. 33'47" East, 288.80 feet to a new iron in; thence continuing along the line with Tract 5, North 54 deg. 14' 32" East 270.65 feet to a new iron pin; thence continuing along the line with Tract 5, North 76 deg. 20'24" East, 127.89 feet to a new iron pin; thence continuing along the line with Tract 5, North 79 deg. 35'54" East, 154.41 feet to a new iron pin; thence continuing along the line with Tract 5, North 63 deg. 56'20" East, 265.84 feet to a new iron pin; thence continuing along the line with Tract 5, North 58 deg. 29'45" East, 251.14 feet to a new iron pin; thence continuing along the line with Tract 5, North 31 deg. 28'11" East, 247.64 feet to a new iron pin; thence continuing along the line with Tract 5, North 27 deg. 49'58" East, 192.32 feet to a new iron pin; thence continuing along the line with Tract 5, North 54 deg. 05'44" East, 90.58 feet to a new iron pin; thence continuing along the line with Tract 5, North 79 deg. 00'49" East, 122.51 feet to a new iron pin; thence continuing along the line with Tract 5, North 77 deg. 27'50" East, 145.47 feet to a new iron pin, in the western margin of Hitt Lane; thence along the western margin of Hill Lane, South 27 deg. 17'54" East, 51.71 feet to the beginning.

The above described property is conveyed with the following 30' wide perpetual utility and ingress/egress easement through Tract 5, being described as follows, to-wit:

BEGINNING at a point, being South 14 deg. 14'50" East, 6.89 feet from the most east-southeast corner of the James Warner property as shown in Deed Book 10727, page 703, Register's Office for Davidson County, Tennesee, in the western margin of Hitt Lane, the most north-northeast corner of this easement, thence along the western margin of Hitt Lane, South 14 deg. 14'50" East, 30.04 feet to a point; thence along a new line, South 78 deg. 36'30" West, 191.44 feet to a point; thence continuing along a new line, South 69 deg. 45'22" West, 132.23 feet to a point; thence continuing along a new line, South 50 deg. 13'31" West, 72.00 feet to a point; thence continuing along a new line, South 23 deg. 57'26" West 213.51 feet to a point; thence continuing along a new line, South 31 deg. 02'53" West, 163.41 feet to a point; thence continuing along a new line, South 03 deg. 07'27" East, 14.73 feet to a point, in the northern line of Tract 3; thence along the line with Tract 3, South 31 deg. 28'1" West, 26.32 feet to a new iron pin; thence continuing along the line with Tract 3, South 58 deg. 29'45" West, 17.11 feet to a point; thence along a new line, North 03 deg. 07'27" West, 53.76 feet to a point; thence continuing along a new line, North 31 deg. 02'53" East, 170.77 feet to a point; thence continuing along a new line, North 23 deg. 57'26" East, 111.36 feet to a point; thence continuing along a new line, North 27 deg. 45'27" East, 124.24 feet to a point; thence continuing along a new line, North 50 deg. 13'31" East, 65.56 feet to a point; thence continuing along a new line, North 69 deg. 45'22" East, 139.72 feet to a point; thence continuing along a new line, North 78 deg. 36'30" East, 192.27 feet to the beginning, as surveyed by Burns Consulting under Tennessee License No. 1053, dated 3/15/99.

The above described property is conveyed SUBJECT TO the following 30' wide perpetual utility and ingress/egress easement for Tracts 1, 2 and 3, being described as follows, to-wit:

BEGINNING at a point, being NOrth 57 deg. 10'54" East, 1156.79 feet from the southwest corner of Tract 3, the northeast corner of this easement; thence

LEGAL DESCRIPTION CONTINUATION

along a new line, South 03 deg. 07'27" East, 30.63 feet to a point; thence continuing along a new line, South 21 deg. 02'48" East, 35.60 feet to a point in the northern line of Tract 3; thence along the line with Tract 3, South 58 deg. 28'45" West, 30.51 feet to a point; thence along a new line, North 21 deg. 02'48" West, 45.87 feet to a point; thence continuing along a new line, North 03 deg. 07'27" West, 5.56 feet to a point; thence continuing along a new line, North 58 deg. 29'45" East, 17.11 feet to a new iron pin; thence continuing along a new line, North 31 deg. 28'11" East, 26.32 feet to the beginning, as surveyed by Burns Consulting under Tennessee License No. 1053, dated 3/15/99.

This conveyance is further made SUBJECT TO all those certain rights contained in that certain Mutual Easement for Ingress, Egress and Utilities, of record in Instrument No. 20020111-0004394, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to JAMES RANDELL CADLE AND WIFE, TAMMY D. CADLE by Deed of record in Book 11475, page 104, Register's Office for Davidson County, Tennessee.

This is the same legal description as on the previous deed of record.

This conveyance is subject to any and all existing restrictions, setbacks, zoning regulations, covenants, conditions, and easements of record as may affect the aforedescribed tract of land.

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 JAMES RANDELL CADLE AND WIFE, TAMMY D. CADLE

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at GOODLETTSVILLE, Tennessee, this 7th day of January, 2002.

Commission expires 4-28-04

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____.

My commission expires _____

Notary Public

My Commission Expires APRIL 23, 2004