Davidson County DEEDWARR
Recvd: 05/22/02 09:56 3pgs
Fees:18.00 Taxes:24.05
20020522-0062261

[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.]
Tommy Owen	New Owner	Map 014-00-0
8599 Coopertown Rd		Parcel 012.00
Joelton, TN 37080		11088

26b

This instrument prepared by : Robert J. Notestine, III, Attorney, 104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205.

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, **Tommy E. Hollingsworth** (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto **Tommy Owen** (The "Grantee"), his heirs and assigns certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in the 14th, formerly the 24th Civil District of Davidson County, Tennessee, described according to a survey made by John M. Sullivan, September 27, 1948, as follows:

Beginning at a point in the center of Old Clarksville Pike 147.7 feet west of the southwest corner of a tract of land conveyed to A.J. Williams and wife, Lula Williams, by deed from Clarence Moore of record in Book 1360, page 117, Register's Office for said County; thence with the center of the Old Clarksville Pike, North 75 deg. 51' West 117.7 feet; thence North 25 deg. 51' East 213.8 feet to the southwest corner of a tract of land conveyed to Glenn Short and wife, Mabel Short, by deed from Clarence Moore and wife, of record in Book 1585, page 431, said Register's Office; thence with Moore's southern boundary line South 56 deg. 23' East 112 feet; thence south 25 deg. 51' West 159.5 feet to the center line of Old Clarksville Pike, the point of beginning, containing.475 of an acres, more or less.

Included in the above described property but hereby expressly excluded therefrom is the following described real property conveyed to David Sherman Krantz and wife, Patricia Ann Krantz of record in Book 4985, page 6, said Register's Office:

A certain tract or parcel of land in the 14th Civil District of Davidson County, Tennessee, described as follows, to-wit: Beginning at an iron pin in the North edge of the Old Clarksville Road, a corner to Ernest Hill, and continuing as follows: South 75 deg. 51' East 73.04 feet to an iron pin in the edge of said road; thence North 14 deg. 56' East 108.53 feet to an iron pin; thence South 73 deg. 14' East 5.24 feet to a utility pole; thence North 17 deg. 29' East 60.76 feet to an iron pin in the line of Glenn Short; thence with Shorts line North 47 deg. 19 min. West 49.12 feet to a post, a corner to Glenn Short With Hill's line South 25 deg. 24' West 188.16 feet to the beginning, containing 0.24 acres surveyed by H-K and Associates, dated December 8, 1975

Being the same property conveyed to TOMMY E. HOLLINGSWORTH, by Quitclaim Deed from FRANKIE BICE, TRUSTEE FOR THE BENEFIT OF JERI DAWN BICE, AND JERI DAWN BICE, of record as Instrument No. 20020510005781 2, Register's Office for Davidson County, Tennessee, and further being the same property conveyed to MS. FRANKIE BICE, TRUSTEE FOR THE BENEFIT OF JERI DAWN BICE, A MINOR, by Installment Deed of record in book 9010, page 204, said Register's Office.

This is unimproved property commonly known as 6546 Old Clarksville Highway, Joelton, TN 37080.

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

This conveyance is subject to the following:

1. Taxes for the year 2002 and subsequent years.
2. Title to that portion of the premises embraced with the bounds of any streets, roads or highways.

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $6,500.00.

Tommy Ables
Affiant

Subscribed and sworn to before me this 17th day of May, 2002.

Barbara Kemp
Notary Public

My Commission Expires: 05/28/03

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

And Grantor does covenant with the said Grantees that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind himself, his 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 Grantor has caused this Deed to be executed this 17th day of May, 2002.

Tommy E. Hollingsworth

Tommy E. Hollingsworth

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 **Tommy E. Hollingsworth**, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged he executed the within instrument for the purposes contained therein.

WITNESS my hand and official seal at Nashville, Tennessee, this 17th day of **May,** 2002.

Notary Public

My Commission Expires: 05/28/03