PICK-UP

Davidson County DEEDWARR
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Fees:13.00 Taxes:122.10

20021212-0153597

This instrument prepared by
JOE VAULX CROCKETT, III, ESQ.
Suite 1050 American Center
3100 West End Avenue
Nashville, Tennessee 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 33,000.00.

Billy M. Hutchison
Affiant

Subscribed and sworn to before me, this the 11th day of December, 2002.

Notary Public
My commission expires:

Address New Owner:	Send Tax Bills To:	Map/Parcel No.
Billy M. Hutchison and Joyce K. Hutchison 216 Ridgeway Drive Nashville, TN 37214	Same	110 / 138

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, KIRK E. ADAMS and wife, JANNA K. ADAMS (collectively, "GRANTORS") have bargained and sold, and by these presents do transfer and convey unto BILLY M. HUTCHISON and wife, JOYCE K. HUTCHISON (collectively, "GRANTEES"), their successors, heirs, and assigns, certain real estate in Nashville, Davidson County, Tennessee, together with all right, title, and interest of GRANTORS in and to any easements, alleyways, streets, and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto, and being more particularly described as follows:

Land lying and being in the 4th Civil District of Davidson County, Tennessee, and being Tracts No. 2 and 3 on a survey made by Gary R. Cummings, dated June 21, 1968, as follows: to wit:

Beginning at a point in the northerly margin of Alvin Sperry Road, said point being 551.1 feet as measured along the northerly margin of Alvin Sperry Road in a southerly direction from the southeast corner of the property belonging to Luther Stirl Pyburn and wife, Etta Mae Pyburn; thence north 46 deg. 32' west 799.5 feet to a point; thence north 84 deg. 52' west 243.0 feet to an iron pion; thence south 5 deg. 43' west 208.0 feet to a point; thence south 47 deg. 28' east 808.5 feet to a point in the northerly margin of Alvin Sperry Road; thence in a northeast direction along the northerly margin of Alvin Sperry Road, 300.0 feet to the beginning and containing 6.0 acres more or less.

Being the same property conveyed to Kirk E. Adams and wife, Janna K. Adams, by deed recorded in Book 6473, page 782, Register's Office for Davidson County, Tennessee.

This is unimproved property located on Alvin Sperry Road, Hermitage, Tennessee 37076.

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to restrictions and easements of record which a visual inspection would reveal.

TO HAVE AND TO HOLD the Property, together with all appurtenances, estate, title, and interest thereto belonging to GRANTEES, their successors, heirs, and assigns, forever.

GRANTORS further covenant and bind themselves, their heirs, successors, representatives, and assigns to warrant and forever defend the title to the Property to GRANTEES, their successors, heirs, and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this 1st day of December, 2002.

Kirk E. Adams

Janna K. Adams

STATE OF MINNESOTA
COUNTY OF Hennepin

Personally appeared before me, Cindy L. Thrun, a Notary Public in and for said County and State, the within-named KIRK E. ADAMS, the bargainor, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at office in Minneapolis, Minnesota, this the 1st day of December, 2002.

CINDY L. THRUN
NOTARY PUBLIC-MINNESOTA
MY COMMISSION EXPIRES 1-31-2005

Cindy L Thrun
Notary Public
My Commission Expires: 1/31/05

STATE OF MINNESOTA
COUNTY OF Hennepin

Personally appeared before me, Cindy L. Thrun, a Notary Public in and for said County and State, the within-named JANNA K. ADAMS, the bargainor, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at office in Minneapolis, Minnesota, this the 1st day of December, 2002.

CINDY L. THRUN
NOTARY PUBLIC-MINNESOTA
MY COMMISSION EXPIRES 1-31-2005

Cindy L Thrun
Notary Public
My Commission Expires: 1/31/05

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