WARRANTY DEED

LYNDA L. KING
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 75,000.00

Donna M. Clarkin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF April 2005

Lynda L. King
Notary Public

MY COMMISSION EXPIRES: 5-21-07
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Bragg, Mansfield, & Stegall, 110 South Maple Street, Murfreesboro, TN 37130

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donna M. Clarkin (NAME)	Donna M Clarkin (NAME)	MAP
Brick Church Pike (ADDRESS)	925 Fairview Ave. (ADDRESS)	018-00-0-116.00
Goodlettsvlle, TN 37072 (CITY) (STATE) (ZIP)	Nashville, TN 37216 (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, Charles T. Engle and wife, Sherry D. Carter Engle f/k/a Sherry D. Carter

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donna M. Clarkin, married

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:

A certain tract or parcel of land in the 10th Civil District of Davidson County, Tennessee, containing 8.32 acres, more or less, described according to a survey by Robert H. Cummings, Land Surveyor, No. 693, dated June 10, 1985, as follows:

Beginning at an iron pin in the northerly right-of-way (25 feet from the center line) of New Brick Church Pike, said pin being Northwesterly approximately 0.7 mile from U. S. Highway 31-W, thence, with said right-of-way, North 39 deg. 47' 20" West 390.04 feet to an iron pin; thence, leaving said right-of-way with the easterly boundary line of property owned by Wiloliam L. Vecchione, et ux, of record in Deed Book 6115, page 513, in the Register's Office of Davidson County, Tennessee, North 36 deg. 02' 40" East 536.83 feet to an iron pin, North 36 deg. 34' 20" East 74.68 feet to an iron pin, North 33 deg. 59' 00" East 215.19 feet to an iron pin; thence, with the Southerly boundary line of property owned by Larry Allen Griffin, et ux,, of record in Deed Book 4219, page 839, in said Register's Office, South 74 deg. 49' 00" East 96.50 feet to an iron pin, South 78 deg. 14' 00" East 100.00 feet to an iron pin, North 84 deg. 33' 20" East 66.15 feet to an iron pin in the Westerly boundary line of property owned by Tommy N. DeLoach, et ux, of record in Deed Book 5687, page 964, in said Register's Office, thence with said westerly boundary line, South 1 deg. 47' 40" West103.52 feet to an iron pin, South 21 deg. 52' 00" West 112.22 feet to an iron pin; thence with the Westerly boundary line of property owned by Donald L. Lanius, et ux, of record in Deed Book 5270, page 699, in said Register's Office, South 11 deg. 10' 00" West 87.23 feet to an iron pin, South 3 deg. 06' 00" East 97.60 feet to an iron pin, South 29 deg. 51' 20" East 47.93 feet to an iron pin; thence, severing the property of William L. Vecchione, et ux, of record in Deed Book

CONTINUED

unimproved ( )
This is improved (X) property, known as Brick Church Pike, Goodlettsvlle, 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 29th day of April, 2005

Charles T. Engle

Sherry D Carter Engle
Sherry D. Carter Engle

Davidson County DEEDWARR
Recvd: 05/13/05 14:14 3 pgs
Fees:18.00 Taxes:277.50

20050513-0054381

LEGAL DESCRIPTION CONTINUATION

5879, page 121, in said Register's Office, South 41 deg. 42' 00" West 674.45 feet to the beginning containing 8.32 acres, more or less.

Being the same property conveyed to Charles T. Engle, a single man, and Sherry D. Carter, a single woman, by deed from William L. Vecchione and wife, Judy P. Vecchione, and Theora Vecchione, as shown of record in Book 6757, page 1, Register's Office for Davidson County, Tennessee.

This conveyance is subject to a right-of-way easement of record in Book 4477, page 658, Register's Office for Davidson County, Tennessee.

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

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Charles T. Engle and wife, Sherry D. Carter Engle f/k/a Sherry D. Carter

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 Murfreesboro, Tennessee, this 29th day of April, 2005.

Commission expires 5-21-07

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