THIS INSTRUMENT PREPARED BY:
HAYNES. FREEMAN & BRACEY, PLC
140 North Main Street
P. O. Box 527
Goodlettsville, Tennessee 37070

Connie Stroud, Register
Robertson County Tennessee

Rec #:	241699	Instrument #:	285715
Rec'd:	20.00	Recorded	
State:	296.00	3/9/2015 at 8:30 AM	
Clerk:	1.00	in Record Book	1609
Other:	2.00	Pgs	939-942
Total:	319.00		

BILL GARRETT, Davidson County
Trans:T20150019033 DEEDWARR
Recvd: 03/16/15 16:09 4 pgs
Fees:22.00 Taxes:0.00
20150316-0022552

WARRANTY DEED

ner(s):	Send Tax Bills To:	Map- Parcel No.
Samuel H. Blackwell P.O. Box 792 Greenbrier, TN 37073	Same	141- 63.00/01000001600

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt of which is hereby acknowledged, **JIM SISCO, by his Attorney In Fact, Charlene Sisco, and wife, CHARLENE SISCO,** has this day bargained and sold, and do hereby transfer and convey unto the said **SAMUEL H. BLACKWELL,** their successors, heirs and assigns, certain real estate in Robertson/Davidson County, Tennessee, as follows:

BEGINNING ON AN IRON PIN IN THE EAST MARGIN OF SOUTH DIVIDING ROAD, SAID PIN BEING THE SOUTHWEST CORNER OF THE JOHN PAYNE PROPERTY, THENCE LEAVING SAID MARGIN OF SAID ROAD AND RUNNING WITH THE DIVIDING LINE OF JOHN PAYNE AND THE TRACT HEREIN DESCRIBED AS FOLLOWS: ALONG A CURVE, SAID CURVE HAVING A CENTRAL ANGLE OF 80 DEGS. 50 MINS. 54 SECS., A RADIUS OF 25.00 FEET, A CHORD OF SOUTH 48 DEGS. 58 MINS. 58 SECS. EAST 32.42 FEET AND AN ARC LENGTH OF 35.28 FEET TO AN IRON PIN, ALONG A CURVE, SAID CURVE HAVING A CENTRAL ANGLE OF 14 DEGS. 00 MINS. 27 SECS., A RADIUS OF 217.55 FEET, A CHORD OF SOUTH 82 DEGS. 24 MINS. 11 SECS. EAST 53.05 FEET AND AN ARC LENGTH OF 53.19 FEET TO AN IRON PIN, SOUTH 75 DEGS. 23 MINS. 57 SECS. EAST 115.00 FEET TO AN IRON PIN, ALONG A CURVE, SAID CURVE HAVING A CENTRAL ANGLE OF 45 DEGS. 18 MINS. 15 SECS., A RADIUS OF 159.55 FEET, A CHORD OF NORTH 81 DEGS. 56 MINS. 55 SECS. EAST 122.90 FEET AND AN ARC LENGTH OF 126.16 FEET TO AN IRON PIN, NORTH 59 DEGS. 17 MINS. 48 SECS. EAST 57.41 FEET TO AN IRON PIN, ALONG A CURVE, SAID CURVE HAVING A CENTRAL ANGLE OF 23 DEGS. 31 MINS. 38 SECS., A RADIUS OF 475.00 FEET, A CHORD OF NORTH 47 DEGS. 31 MINS. 59 SECS. EAST 193.68 FEET ABD AB ARC LENGTH OF 195.05 FEET TO AN IRON PIN, SAID PIN BEING THE SOUTHEAST CORNER OF THE JOHN PAYNE PROPERTY, THENCE WITH PAYNE NORTH 03 DEGS. 29 MINS. 27 SECS. EAST 410.76 FEET TO AN IRON PIN, SAID PIN BEING THE NORTHEAST CORNER OF THE JOHN PAYNE PROPERTY, THENCE RUNNING WITH THE DIVIDING LINE OF THE RONALD BELLAR PROPERTY AND THE TRACT HEREIN DESCRIBED AS FOLLOWS: SOUTH 83 DEGS. 33 MINS. 16 SECS. EAST 176.87 FEET TO AN IRON PIN, NORTH 01 DEGS. 31 MINS. 58 SECS. EAST 536.68 FEET TO AN IRON PIN, NORTH 74

DEG. 28 MINS. 42 SECS. EAST 329.26 FEET TO AN IRON PIN, SAID PIN BEING THE SOUTHWEST CORNER OF THE STEVEN RAY LEE PROPERTY, THENCE WITH THE DIVING LINE OF THE SAID LEE PROPERTY AND THE TRACT HEREIN DESCRIBED NORTH 78 DEG. 05 MINS. 57 SECS. EAST 552.11 FEET TO AN IRON PIN, SAID PIN BEING THE NORTHWEST CORNER OF TRACT 2 IF THE JIM SISCO COMPANY, PROPERTY AND THE NORTHEAST CORNER OF THE TRACT HEREIN DESCRIBED, THENCE SOUTH 05 DEGS. 10 MINS. 11 SECS. WEST 1030.33 FEET TO AN IRON PIN, SAID PIN BEING THE SOUTHEAST CORNER OF THE TRACT HEREIN DESCRIBED, THENCE RUNNING WITH THE NORTH BOUNDARY LINE OF A 50 FOOT STRIP OF TRACT 2 OF THE JIM SISCO COMPANY, PROPERTY AS FOLLOWS: NORTH 66 DEGS. 22 MINS. 17 SECS. WEST 60.55 FEET TO AN IRON PIN, NORTH 76 DEGS. 48 MINS. 20 SECS. WEST 38.52 FEET TO AN IRON PIN, NORTH 85 DEGS, 33 MINS. 38 SECS. WEST 101.81 FEET TO AN IRON PIN, NORTH 73 DEGS. 38 MINS. 13 SECS. WEST 36.98 FEET TO AN IRON PIN, ALONG A CURVE, SAID CURVE HAVING A CENTRAL ANGLE OF 39 DEGS. 47 MINS. 18 SECS., A RADIUS OF 198.00 FEET, A CHORD OF SOUTH 86 DEGS. 28 MIN. 08 SECS. WEST 134.75 FEET AND AN ARC LENGTH OF 137.50 FEET TO AN IRON PIN, SOUTH 66 DEGS. 34 MINS. 30 SECS. WEST 167.09 FEET TO AN IRON PIN, SOUTH 75 DEGS. 47 MINS. 47 SECS. WEST 87.90 FEET TO AN IRON PIN, SOUTH 87 DEGS. 08 MINS. 01 SECS. WEST 53.88 FEET TO AN IRON PIN, NORTH 88 DEGS. 48 MINS. 38 SECS. WEST 76.13 FEET TO AN IRON PIN, SOUTH 86 DEGS. 59 MINS. 38 SECS. WEST 71.22 FEET TO AN IRON PIN, SOUTH 76 DEGS. 38 MINS. 41 SECS. WEST 101.36 FEET TO AN IRON PIN, ALONG A CURVE, SAID CURVE HAVING A CENTRAL ANGLE OF 31 DEGS. 03 MINS. 35 SECS., A RADIUS OF 525.00 FEET, A CHORD OF SOUTH 43 DEGS, 46 MINS. 00 SECS. WEST 281.13 FEET AND AN ARC LENGTH OF 284.60 FEET TO AN IRON PIN, SOUTH 59 DEGS. 17 MINS. 48 SECS. WEST 57.41 FEET TO AN IRON PIN, ALONG A CURVE, SAID CURVE HAVING A CENTRAL ANGLE OF 45 DEGS. 18 MINS. 15 SECS., A RADIUS OF 209.55 FEET, A CHORD OF SOUTH 81 DEGS. 56 MINS. 55 SECS. WEST 161.41 FEET AND AN ARC LENGTH OF 165.69 FEET TO AN IRON PIN, NORTH 75 DEGS. 23 MINS. 57 SECS. WEST 115.00 FEET TO AN IRON PIN, ALONG A CURVE, SAID CURVE, HAVING A CENTRAL ANGLE OF 20 DEGS. 46 MINS. 49 SECS., A RADIUS OF 167.55 FEET, A CHORD OF NORTH 85 DEGS. 47 MINS. 22 SECS. WEST 60.44 FEET AND AN ARC LENGTH OF 60.77 FEET TO AN IRON PIN IN THE EAST MARGIN OF SOUTH DIVIDING ROAD, THENCE WITH SAID MARGIN OF SAID ROAD AS FOLLOWS: NORTH 06 DEGS. 46 MINS. 45 SECS. EAST 12.94 FEET TO A POINT, NORTH 04 DEGS. 20 MINS. 22 SECS. WEST 43.48 FEET TO A POINT, NORTH 08 DEGS. 33 MINS. 31 SECS. WEST 16.21 FEET TO THE POINT, OF BEGINNING AND CONTAINING 19.62 ACRES MORE OR LESS BY SURVEY.

BEING THE SAME PROPERTY CONVEYED TO JIM SISCO AND WIFE, CHARLENE SISCO BY WARRANTY DEED FROM ROBERT L. DOERFLEIN AND WIFE, HOLLIE R. DOERFLEIN OF RECORD BY INSTRUMENT NO. 20150115-0004209, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND IN RECORD BOOK 1602, PAGE 566, REGISTER'S OFFICE FOR ROBERTSON COUNTY, TENNESSEE.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) The actual consideration or value whichever is greater, for this transfer is $80,000.00.

Affiant

Subscribed and sworn to before me, this 2 of March, 2015.

Notary Public

My Commission Expires: 01/11/2017

RUSSELL F. FREEMAN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

This is unimproved property known as 19.62 acres Brown's Lake Road, Goodlettsville, Tennessee 37072.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 2 day of March, 2015.

JIM SISCO BY CHARLENE SISCO, ATTORNEY IN FACT, REGISTER'S OFFICE FOR DAVIDSON CO., TN, INSTRUMENT NO.: 20111017-0080611 AND REGISTER'S OFFICE FOR ROBERTSON CO., TN, RECORD BOOK 1435, PAGE 879

CHARLENE SISCO

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 2 day of March, 2015, before me personally appeared **CHARLENE SISCO**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of **JIM SISCO**, and who acknowledged that she executed the same as the free act and deed of **JIM SISCO**.

RUSSELL E. FREEMAN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

NOTARY PUBLIC

My Commission Expires: 01/11/2017

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said County and State, **CHARLENE SISCO,** 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 purposes therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee, this the 2 day of March, 2015.

RUSSELL E. FREEMAN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

NOTARY PUBLIC

My Commission Expires: 01/11/2017