

This Instrument Prepared By:

James D. White, Jr.
Attorney at Law
101 Green Street
Celina, Tennessee 38551

The preparer makes no representations or warranties as to the accuracy of the description or the status of the title of the property. This document has been prepared based upon information furnished to the preparer.

RESPONSIBLE TAXPAYER AND PROPERTY OWNER:

Name: Jeff Longworth

Address: _____

City: _____

State: _____ Zip: _____

Map: _____ Parcel: _____

~~TRANSFERRED~~
~~MAP 41N-G-8 CM 41N-P-300~~
BILLY R. SMITH
ASS. PROPERTY-APPROVED

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt and adequacy of which is hereby acknowledged, we, **MIKE MCCLAIN and CORNELL SMITH**, hereinafter called Grantors, have this day bargained and sold and do by these presents sell, transfer and convey unto **JEFF LONGSWORTH**, hereinafter called Grantee, his heirs and assigns, that certain tract or parcel of land situated, lying and being in the 3rd Civil District of Clay County, Tennessee, and more particularly described as follows, to-wit:

Assessed to UNKNOWN; Being MAP 41N GROUP B PARCEL 300;

And being the same lands conveyed to Mike McClain and Cornell Smith by Master's Tax Deed from Corinne McLerran, Clerk and Master, dated September 11, 2001, and recorded in Deed Book 76, pages 96-97, Register's Office of Clay County, Tennessee.

TO HAVE AND TO HOLD said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever. And we do covenant with the said Grantee that we are lawfully seized and possessed of said land in fee simple, have a good and lawful right to convey it, and the same is unencumbered. And we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said land to the said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

IN TESTIMONY WHEREOF, witness our hands on this the 20 day of September, 2011.


MIKE MCCLAIN


CORNELL SMITH

STATE OF TENNESSEE

COUNTY OF Clay

Personally appeared before me, the undersigned authority, a Notary Public in and for the County and State aforesaid, the within named **MIKE MCCLAIN**, one of the bargainors, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.



Witness my hand and official seal this 30 day of September, 2011.

Terri Cline
NOTARY PUBLIC

My Commission Expires: Feb 10, 2014

STATE OF TENNESSEE

COUNTY OF Clay

Personally appeared before me, the undersigned authority, a Notary Public in and for the County and State aforesaid, the within named **CORNELL SMITH**, one of the bargainors, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.



Witness my hand and official seal this 30 day of September, 2011.

Terri Cline
NOTARY PUBLIC

My Commission Expires: Feb 10, 2014

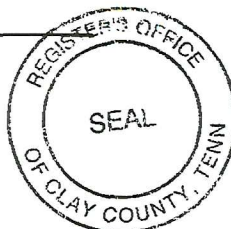
I, or we Swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is \$ 2000., whichever amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Jeff Longworth
AFFIANT

Sworn to and subscribed to before me this 26 day of January 2012.

Brenda Browning
NOTARY PUBLIC

My Commission Expires: 9-1-14



BK/PG: WD97/634-635

12000087

2 PGS : AL - WARRANTY DEED	
BRENDA BATCH: 10677	
01/26/2012 - 10:19:44 AM	
VALUE	2000.00
MORTGAGE TAX	0.00
TRANSFER TAX	7.40
RECORDING FEE	10.00
DP FEE	2.00
REGISTER'S FEE	1.00
TOTAL AMOUNT	20.40

STATE OF TENNESSEE, CLAY COUNTY
BRENDA BROWNING
REGISTER OF DEEDS

NOTE: TO BE RECORDED IN THE REGISTER'S
OFFICE FOR CLAY COUNTY, TENNESSEE

THIS INSTRUMENT PREPARED BY:

William Hershel Lacy
Attorney At Law
P. O. Box 386
Celina, Tennessee 38551

TAX IDENTIFICATION

Map 041N Group B Parcel 4.00

BK/PG:WD85/140-141

05001464

2 PGS : AL - WARRANTY DEED	
BRENDA BATCH: 2216	
10/28/2005 - 03:54:26 PM	
VALUE	5000.00
MORTGAGE TAX	0.00
TRANSFER TAX	18.50
RECORDING FEE	10.00
DP FEE	2.00
REGISTER'S FEE	1.00
TOTAL AMOUNT	31.50
STATE OF TENNESSEE, CLAY COUNTY	
BRENDA BROWNING	
REGISTER OF DEEDS	

MAP 41N B P 400
SMITH
ASS. PROPERTY APPROVED

THE ATTORNEY PREPARING THIS INSTRUMENT MAKES NO WARRANTIES OR REPRESENTATIONS AS TO THE STATUS OF TITLE OR DESCRIPTION OF THE PROPERTY. THIS INSTRUMENT IS PREPARED BASED ON INFORMATION FURNISHED TO THE PREPARER.

RESPONSIBLE TAXPAYER AND NEW PROPERTY OWNER:

Name: Jeff Longworth
Address: 1720 West State Rd. 47
Lebanon, IN 46052

WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of FIVE THOUSAND and NO/100 (\$5000.00) DOLLARS, cash in hand paid by the hereinafter named Grantee, the receipt and sufficiency of which are hereby acknowledged, **JAMES H. GAINES and wife, BILLIE JO GAINES**, hereinafter called the "Grantor", has this day bargained and sold, transferred and conveyed, and by these presents does hereby bargain, sell, transfer and convey unto **JEFF LONGSWORTH**, hereinafter called "Grantee", his successors and assigns, hereby releasing all claims to homestead and dower therein, a certain parcel of land, lying and being in the 3rd Civil District of Clay County, Tennessee, described as follows:

BEGINNING on a 36' white Oak a corner to U. S. Governament and Mitchell Hrs. ; thence North 23° -00'E 265 feet; thence N. 11° -00' W 60 feet to corner of the following described lot, West 133 feet to Iron Pin in center of Drain a corner to Tramel White; thence up center of said drain with White's line N-49° 00' E 120 feet to Iron pin; thence S - 26° 00' E 90 feet to the BEGINNING of said described lot.

And being the same property conveyed to James H. Gaines and wife, Billie Jo Gaines by Warranty Deed from David L. Cummins and wife, Isabel Cummins, dated May 31, 1969, and recorded in Warranty Deed Book 23, pages 465-466, Register's Office of Clay County, Tennessee.

TO HAVE AND TO HOLD said parcel of land, together with all appurtenances, estate, title and interest thereto belonging to the said Grantee, his successors and assigns in fee simple, forever:

AND GRANTOR, does hereby covenant with said Grantee, that Grantor is lawfully seized and possessed of said parcel in fee simple; that Grantor has full power, authority and right to sell and convey said parcel; and the same is free, clear and unencumbered, except as otherwise

herein set out; and that Grantor does further covenant and bind themselves, their successors and assigns, to forever warrant and defend the title to said parcel to said Grantee, his successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has executed this instrument on this the 28th day of October, 2005.

GRANTOR:

James H. Gaines
JAMES H. GAINES

Billie Jo Gaines
BILLIE JO GAINES

STATE OF TENNESSEE)

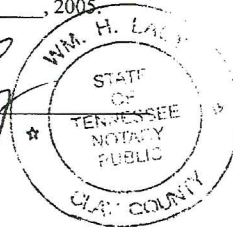
COUNTY OF CLAY)

Personally appeared before me, the undersigned authority, a duly commissioned Notary Public in and for the County and State aforesaid, JAMES H. GAINES and wife, BILLIE JO GAINES, 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 at office this the 28th day of October, 2005.

June 21-08
My Commission Expires

W. H. Lacy
Notary Public



I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is \$ 5000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.
Subscribed and sworn to before me, on this

28 day of October, 2005.

(Affiant) Jeff Lynworth

4-1-06
My Commission Expires

Brenda Browning
Notary Public or Register

