W A R R A N T Y D E E D

FOR AND IN CONSIDERATION of the sum of One and 00/100 ($1.00) Dollars cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, and for the express purpose of divesting all interest in the property hereinafter described, out of John J. Forte and Henrietta Forte Waterston, and creating a tenancy by the entirety in Philip Forte and wife, Mildred Forte, we, John J. Forte, Henrietta F. Waterston, and Philip Forte, have bargained and sold, and by these presents do hereby transfer and convey unto Vaden Lackey, Jr., Trustee, his successors and assigns, the following described tract or parcel of land, to wit:







A tract of land in the 13th Civil District of Davidson County, Tennessee, on the westerly side of Whites Creek and bounded and described as follows:

Beginning in the center of said creek, the northeast corner of the 72 acre tract conveyed by Benjamin W. Hyde to Robert H. Manlove, by deed recorded in Book 38, page 76, Register's Office for said County, and which is a part of the land herein described; thence south 66° west 66 poles, more or less, to a stake, a corner of what was formerly Ellen Young's land; thence south 22-3/4° west 33-8/10 poles, more or less, to the northeast corner of 15 acres of land conveyed by Ellen Young to J. E. Manlove, by deed recorded in book 42, page 22, Register's Office for said County; thence west, with the north line of a 15 acre tract, 38.44 poles to a stone in an avenue or lane; thence south, with said avenue or lane, 86.88 poles to a stone on the north side of a 25 foot strip of ground conveyed by Ellen Young to Green B. Stewart; thence with the north line of said strip, east 27 poles, more or less, to a stone in the mouth of Stewarts Lane, supposed to be the southeast corner of said 72 acre tract; thence with said Stewart's northerly line, north 66-1/4° east 95 poles to a box elder, continuing with Stewart's line, north 75-1/4° east 59.4 poles, more or less, to the center of Whites Creek, near and below the old mill; thence with the meanderings of said creek, north 7-1/2° east 15

poles; north 1-1/4° west 26.4 poles; north 51-1/2° west 10 poles; south 53-3/4° west 15 poles, north 72-1/2° west 24.25 poles; south 63° west 17.2 poles; north 62-3/4° west 12 poles; north 53-1/4° west 11.32 poles; north 31-1/2° west 15.6 poles; north 21° east 9.6 poles; north 74-3/4° east 23 poles; north 9-1/4° east 20 poles to the beginning, containing 87 acres, be the same more less, including but excluding therefrom a tract of 20 acres conveyed to A. Glaus by deed from Isaac Newlin, Sr., of record in book 561, page 500, Register's Office for said County. Being the same property conveyed to Joe Forte and wife, Addie Louise Forte by deed from R. E. Field and wife, Lillie Lee Field, of record in Book 2091, page 385, Register's office for said county; the said Joe Forte having since died on February 26, 1959, and the said Addie Louise Forte having since died intestate on June 16, 1964, the sole heirs at law of Addie Louise Forte being John J. Forte, Henrietta F. Waterston, and Philip Forte.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

And we do covenant with the said Vaden Lackey, Jr., Trustee, that we are lawfully seized and possessed of said land in fee simple and have a good right to convey it.

And we, John J. Forte, Henrietta F. Waterston, and Philip Forte, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Vaden Lackey, Jr., Trustee, his successors and assigns, against the lawful claims of all persons whomsoever.

And now, I, the said Vaden Lackey, Jr., Trustee, for and in consideration of the sum of One and 00/100 ($1.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged and for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby transfer and convey unto Philip Forte, et ux, Mildred Forte, their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances estate, title and interest thereto belonging, to the said Philip Forte et ux, Mildred Forte, their heirs and assigns, forever.

And I do covenant with the said Philip Forte et ux, Mildred Forte, that I am lawfully seized and possessed of said land and have a good right to convey it.

And I, Vaden Lackey, Jr., Trustee, do further covenant and bind myself, my successors and representatives, to warrant and defend the title to the said land only as to such title coming through or by me from the grantees herein, to the said Philip Forte et ux, Mildred Forte, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 22nd day of July, 1964.

John J. Forte
John J. Forte

Henrietta Forte Waterston
Henrietta Forte Waterston

Philip Forte
Philip Forte

Vaden Lackey, Jr., Trustee
Vaden Lackey, Jr., Trustee

STATE OF TENNESSEE)
)
)
COUNTY OF DAVIDSON)

Personally appeared before me Lela Richardson a Notary Public in and for said County and State, the within named, John J. Forte, Henrietta Forte Waterston, Philip Forte, and Vaden Lackey, Jr., the Bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 22nd day of July, 1964.

LELA RICHARDSON NOTARY PUBLIC DAVIDSON CO. TENN.

Lela Richardson
Notary Public

My commission expires Aug. 2, 1966

STATE TAX $ 1.10
PROBATE .50
TOTAL $ 1.60

JUL 22 1964

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID JUL 22 1964
E.A.

BOOK 3793 PAGE 47

D E E D

From:

JOHN J. FORTE
HENRIETTA FORTE WATERSTON
PHILIP FORTE

To:

VADEN LACKEY, JR.,
Trustee

AND

From:

VADEN LACKEY, JR.,
Trustee

To:

PHILIP FORTE
MILDRED FORTE

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY
STATE OF TENN.
JUL 22 1 59 PM
NOTED: BOOK 101 PAGE 555
RECORDING FEE 2.50
DEP. REG.

DENNEY, LEFTWICH & LACKEY
ATTORNEYS-AT-LAW
NASHVILLE, TENNESSEE