**Project:** J. Percy Priest Dam and Reservoir

**Tract No.** 424

**WARRANTY DEED**

**For and in consideration of the sum of** ---One Thousand Three Hundred Twenty-Five and no/100--- ($ 1,325.00 ) **Dollars, cash in hand paid by the UNITED STATES OF AMERICA, the receipt and sufficiency of which are hereby acknowledged,** I , Asbury Martin, widower, _____ , **have this day BARGAINED and SOLD and do by these presents GRANT, BARGAIN, SELL, and CONVEY unto the UNITED STATES OF AMERICA and its ASSIGNS forever the following described tract or parcel of land, to wit:**



A tract of land designated as TRACT NO. 424 in the J. PERCY PRIEST DAM AND RESERVOIR PROJECT, situate in the Fourth Civil District of Davidson County, Tennessee, on Alvin Sperry Road, and more particularly described as follows:



Beginning at a concrete monument set in the division line between the lands now or formerly owned by Jimmie M. McDaniel et ux and the lands of the subject owner; the coordinates of said monument being X = 1,832,368.14, Y = 635,249.58, and is witnessed by a power pole which bears South 43° 30' East 42.6 feet; thence, from the point of beginning, and severing the lands of the subject owner as follows: North 52° 34' East 155.67 feet to an iron pin; North 45° 49' East 90.98 feet to an iron pin; North 39° 04' East 26.85 feet to an iron pin; North 58° 42' West 240.27 feet to an iron pin, and North 14° 48' East 157.10 feet to a concrete monument set in the division line between the lands now or formerly owned by Floyd R. Marlin et ux; the coordinates of said monument being X = 1,832,408.74, Y = 635,705.18, and is witnessed by a 3-inch Elm which bears South 28° 30' West 11.2 feet and a fence post which bears North 85° 00' East 9.1 feet; thence, along said division line South 80° 15' East 381.47 feet to an iron pin in said division line; thence, continuing with said division line South 80° 15' East 100.0 feet, more or less, to a point in the center of Alvin Sperry Road; thence, southwesterly along the center of said road a distance of 670.0 feet, more or less, to the northwest corner of lands now or formerly owned by Charity Mai Baker, and being a corner of the lands of the aforesaid Jimmie M. McDaniel; thence, leaving said road with McDaniel's line North 43° 30' West 65.0 feet, more or less, to the point of beginning, containing two and two tenths (2.20) acres, more or less.

The above bearings are based on the Tennessee Coordinate System.

The above described land is a part of the same land conveyed to Asbury Martin and wife, Nancy Martin, from Joseph E. Crawford, Jr. et ux by deed dated 15 October 1947, recorded in Deed Book 1536, Page 219, in the records of Davidson County, Tennessee. Nancy Martin is now deceased and title is now vested in Asbury Martin.

And I do further remise, release and forever quitclaim to the UNITED STATES OF AMERICA and its assigns, all right, title and interest in the banks, beds, and waters of any stream traversing, opposite to or fronting upon said tract of land, and in any alleys, roads, streets, ways, strips, gores, or railroad rights of way abutting or adjoining said land, and any means of ingress or egress appurtenant thereto.



The above described land is conveyed under and subject to:

1. Existing easements for public roads and highways, public utilities, railroads, and pipe lines, if any.

TO HAVE AND TO HOLD the above described land in fee simple, together with all rights, titles, easements, estates, appurtenances and hereditaments thereunto belonging unto the UNITED STATES OF AMERICA and its assigns forever.

AND I covenant that I am lawfully seized and possessed of the above described property in fee simple, that the same is unencumbered, and that we have a good right to convey it. I further covenant and bind myself, my heirs and representatives, to forever warrant and defend the title to the above described land to the UNITED STATES OF AMERICA and its assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand on this the 12 day of October, 1964.

BOOK 3821 PAGE 619

Asbury Martin
ASBURY MARTIN, Widower

STATE OF Tennessee
COUNTY OF Davidson
SS Certificate of Acknowledgment

Personally appeared before me, Harry L. Nelson Jr., Notary Public in and for the ~~County~~ State of Tennessee at Large Asbury Martin the bargainors in the foregoing conveyance, with whom I am personally acquainted, and who acknowledged that they executed said conveyance for the purposes therein expressed.

IN WITNESS WHEREOF, I have hereunto set my hand and the official seal of my office at Nashville, State of Tennessee, on this the 12 day of October, 1964.

My Commission expires 30 Oct 1967.

Harry L. Nelson Jr.
Notary Public
STATE OF TENNESSEE AT LARGE

HARRY L. NELSON, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Asbury Martin

Deed to

United States of America
(Corps of Engineers)

54218

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN.

OCT 13 12 01 P

STATE 110

RECORDED 2-22

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