BOOK 4009 PAGE 148

WARRANTY DEED

MORROW & WAITE, ATTYS.
3221 Nolensville Road
Nashville, Tennessee

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
George Thomas Stephens, et ux (NAME)	SAME AS OWNER (NAME)	Map 173
Route #1 (STREET ADDRESS OR ROUTE NUMBER)	P/O Par. 89 (STREET ADDRESS)	
Antioch, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	5 D 145

For and in Consideration of the sum of Ten and 00/100 ($10.00) *DOLLARS*

cash in hand paid the receipt of which is hereby acknowledged and other good and valuable consideration,

we, Eugene Thomas Stephens and wife, Ruth Virginia Stephens

have bargained and sold, and by these presents do transfer and convey unto the said George Thomas Stephens and wife, Carolyn Rains Stephens their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Land in the 5th Civil District of Davidson County, Tennessee, beginning at the juncture of Pettus Road and Preston Road at an iron pin in the fence line of Wisner and Stephens lands; thence South 22 deg. 00' East 75 feet to a point; thence South 19 deg. 45' East 75 feet to an iron pin in the margin of Pettus Road from said iron pin South 66 deg. 45' West 539 feet; thence North 2 deg. 45' West 44.7 feet to a hub and tack; thence North 20 deg. 15' West 60.0 feet to an iron pin; thence North 12 deg. 00' West 100.0 feet to a stake; thence North 33 deg. 30' East 195.3 feet to an iron pin; thence South 86 deg. 25' East 409.0 feet to the point of beginning containing 3.0 acres more or less.

Being a part of the property conveyed to Eugene Thomas Stephens and wife, Ruth Virginia Stephens by deed from Willy Drumright et ux as of record in Book 1555, page 8, R.O.D.C.

This is unimproved ( ) improved ( ) property, known as Route #1, Antioch, Tennessee (House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said George Thomas Stephens and wife, Carolyn Rains Stephens their *heirs and assigns, forever.*

And we *do covenant with the said* George Thomas Stephens and wife, Carolyn Rains Stephens *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.*

And we, Eugene Thomas Stephens and wife, Ruth Virginia Stephens *do further covenant and bind* ourselves and our *heirs and representatives, to warrant and forever defend the title to the said land to the said* George Thomas Stephens, et ux their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 20th *day of* April, *19*66, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Eugene T. Stephens

X Ruth Virginia Stephens

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary B. Allen, a Notary Public in and for said County and State, Eugene Thomas Stephens and wife, Ruth Virginia Stephens

the within named bargainor , 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, Davidson County, Tennessee, this 20th day of April, 1966.

Mary B. Allen Notary Public

Commission expires April 22, 1964

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged ....self to be..... of the....., the within named bargainor, a corporation, and that ....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by ....self as.....

Witness my hand and seal, at office in....., this.....day of....., 19.....

.....Notary Public

Commission expires.....

STATE TAX $ 1.50
PROBATE 50
TOTAL $ 2.00
APR 22 1966

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

PAID APR 22 1966

WARRANTY DEED

FROM
Eugene Thomas Stephens, et ux

TO
George Thomas Stephens, et ux

25588

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

APR 22 12 18 PM '66

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RECORDING FEE $ 2.00
DEP. REG. .....

Compliments of
Guaranty Title Company
A Division of
Title Insurance Company
rican Trust Building
. Cor. Third & Union
HVILLE, TENNESSEE