This Instrument Was Prepared By
REAU E. FOLK, JR., Attorney
Stahlman Bldg., Nashville, Tenn.

WARRANTY DEED
TTC 205485

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
Map, 48 Par. 10 Pt	Mr/Mrs Leroy Mays Route No. 1- P.O. Box 94 Whites Creek, Tennessee 37189	new owners BOOK 4266 PAGE 45
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
14D-7800	Dry Fork Road	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

SEP-5 68	CONV	*7,500.00			
SEP-5 68	S'TAX		A*	19.50	
SEP-5 68	PR'FEE		A*	.50	
SEP-5 68	W'DEED		A*	3.00	* 23.00

CHARLES R. GRAVES and wife, MARTHA GRAVES, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto LEROY MAYS and wife, BETTY MAYS,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

A tract of land in the 14th Civil District of Davidson County, Tennessee, described according to a survey made September 7, 1956, by Geo. W. Watkins, Surveyor, as follows:

BEGINNING at an iron pin in the centerline of Dry Fork Road, said point being 422 feet, South 47°15' east from a railroad spike set in the center of said Road, which spike is at the southeast corner of the property conveyed to J.F. Dickinson, by deed in Book 636, page 319; this being the most northerly corner of this tract; thence leaving said Road, South 56°45' West 210 feet to an iron pin; thence South 42°45' East 190 feet to an iron pin; thence South 20°15' East 210 feet to an iron pin; thence North 68° East 210 feet to a railroad spike in the centerline of Dry Fork Road; said spike being approximately 860.3 feet north from the center of a culvert crossing Dry Fork Road; thence with the center of said Road, as follows: North 17°45' West 105 feet; North 22°45' West 105 feet to an iron pin; thence North 31°30' West 100 feet; North 44° West 53 feet; and North 47° West 77 feet to the point of beginning, containing 2 acres, more or less.

Being the same property conveyed to Charles R. Graves and wife, Martha Graves, by deed from Maurice E. Moore and wife, as of record in Book 3281, page 181.

This conveyance is made subject to: (1) Right-of-way for a road in Book 350, page 75; and (2) title to that portion of the premises within the bounds of any roads or highways.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for 1968 Metro Taxes, which have been prorated and assumed by the Buyers.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors 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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 4th day of September, 1968.

Martha Graves
Martha Graves

Charles R. Graves
Charles R. Graves

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named Charles R. Graves and wife, Martha Graves,

the bargainor(s), 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, the 4th day of September, 19 68.

Reau E. Folk Jr.
Notary Public

My commission expires: July 26, 1970

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19_____.

My commission expires: _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $7,500.00

Leroy Mays
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF September, 1968

MY COMMISSION EXPIRES: July 26, 1970 (AFFIX SEAL)

Reau E. Folk Jr.
Notary Public

WARRANTY DEED
REF: sc

FROM
CHARLES R. GRAVES and wife

TO
LEROY MAYS and wife

A 11829

IDENTIF. REFERENCE

SEP 5 12 16 PM '68

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

REAU E. FOLK, JR., ATTY.
Nashville, Tennessee

File, Reau Folk

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____
Notary Public