THIS INSTRUMENT WAS PREPARED BY: C. EDWARD COOMER, Attorney
708 Stahlman Bldg.
Nashville, Tennessee 37201

WARRANTY DEED

BOOK 4283 PAGE 923

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
E.G. Winters, et ux (NAME:)	E. G. Winters, et ux (NAME:)	Map 15
Route # 2 (STREET ADDRESS OR ROUTE NUMBER)	Route # 2 (STREET ADDRESS)	Par. 29
Joelton, Tennessee (CITY) (P. O. ZONE) (STATE)	Joelton, Tennessee (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN AND 00/100 ($10.00)

DOLLARS

Cash in hand paid, receipt of which is hereby acknowledged, and for the further consideration of the love and affection which I have for the Grantees, E. G. Winters and Anita K. Winters,

I, J. L. Armstrong

have bargained and sold, and by these presents do transfer and convey unto the said E. G. Winters and wife, Anita K. Winters

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 14th Civil District of Davidson County, Tennessee, and more fully and particularly described according to a survey by Arbo Engineering Company of Nashville, Tennessee, as follows to-wit:

Beginning at an iron pin, said point being formerly described as a stake or stone with hickory pointers, thence north 86 degrees 0 minutes west a distance of 293.0 feet to a point marked by an"X" on a rock; thence north 8 degrees 0 minutes west a distance of 66.0 feet to an iron pin in a branch; thence north 42 degrees 0 minutes east a distance of 66.0 feet to a point marked by an "X" on a rock; thence north 22 degrees 0 minutes east a distance of 330.0 feet to an iron pin in a branch; thence north 32 degrees 0 minutes east a distance of 288.8 feet to an iron pin; thence north 55 degrees 0 minutes east a distance of 169.1 feet to a point marked by an "X" on a rock; thence north 21 degrees 0 minutes east a distance of 198.0 feet to a point marked by an "X" on a rock; thence north 7 degrees 0 minutes west a distance of 99.0 feet to an iron pin; thence north 57 degrees 0 minutes east a distance of 66.0 feet to an iron pin; thence north 85 degrees 0 minutes east a distance of 153.8 feet to an iron pin; thence north 50 degrees 0 minutes east a distance of 247.7 feet to an iron pin; thence north 37 degrees 30 minutes east a distance of 184.0 feet to a point marked "X" on a rock in the center of Sulfur Branch Creek; thence south 44 degrees 50 minutes east a distance of 73.6 feet to a spike in the center of a road bridge; thence south 43 degrees 14 minutes east a distance of 95.5 feet to a monument; thence south 50 degrees 48 minutes east a

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 12,000.00

Subscribed and sworn to before me, this the 4 day of November, 1968

Affiant

My commission expires: 11-12-69
(Affix Seal)

Notary Public

distance of 169.0 feet to a monument; thence south 27 degrees 15 minutes east a distance of 467.1 feet to an iron pin; thence south 37 degrees 30 minutes east along the center of Sulfur Creek a distance of 412.5 feet to a point marked by an "X" on a rock; thence south 36 degrees 15 minutes east along the center of said creek a distance of 222.0 feet to an iron pin; thence south 9 degrees 0 minutes east along the center of said creek a distance of 101.0 feet to a point marked by an "X" on a rock; thence south 51 degrees 45 minutes west a distance of 76.4 feet to a spike in the center of Wilkinson Road; thence south 20 degrees 15 minutes east a distance of 131.0 feet to a nail in the center of said Wilkinson Road; thence south 7 degrees 45 minutes east along the center of Wilkinson Road a distance of 200.0 feet to a nail in the center of said road; thence south 1 degree 30 minutes west along the center of Wilkinson Road a distance of 300.0 feet to a spike in the center of said road; thence south 26 degrees 45 minutes east a distance of 284.2 feet to a point marked by an "X" on a rock; thence south 10 degrees 25 minutes west a distance of 229.1 feet to an iron pin; thence south 18 degrees 05 minutes east a distance of 231.6 feet to a point marked by an "X" on a rock, said point being on the northerly margin of the Chester R. Kelsey property; thence north 89 degrees 56 minutes west along the northerly margin of said Kelsey property a distance of 327.2 feet to a post; thence north 55 degrees 39 minutes west a distance of 145.5 feet to a post; thence north 48 degrees 11 minutes west a distance of 157.3 feet to an iron pin, said iron pin being the northerly most point of the Rodger Ferguson property; thence south 47 degrees 28 minutes west a distance of 74.5 feet to an iron pin; thence south 16 degrees 15 minutes west a distance of 133.0 feet to a spike in the center of Loggins Spring Road; thence north 48 degrees 23 minutes west along the center of Loggins Spring Road a distance of 217.2 feet to an iron pin; thence north 62 degrees 23 minutes west along the center of Loggins Spring Road a distance of 99.0 feet to an iron pin; thence south 88 degrees 37 minutes west along the center of said road a distance of 231.0 feet to a spike; thence south 61 degrees 22 minutes west along the center of said road a distance of 264.2 feet to an iron pin; thence south 63 degrees 57 minutes west along the center of said road a distance of 229.5 feet to a spike in the intersection of Loggins Spring Road and Morgan Road; thence south 64 degrees 30 minutes west along the center of Loggins Spring Road a distance of 320.1 feet to an iron pin, said point being the common corner of the James Hallman

(continued on attached)

unimproved (X)
This is improved ( ) property, known as ..... Joelton, 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 E. G.Winters and wife, Anita K. Winters their *heirs and assigns, forever.*

And I *do covenant with the said* E.G. Winters and wife, Anita K. Winters *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And I, J. L. Armstrong

do further covenant and bind myself my *heirs and representatives, to warrant and forever defend the title to the said land to the said* E.G. Winters and wife Anita K. Winters, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 9 *day of* November, *19* 68, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

J. L. Armstrong

property and the property herein conveyed; thence north 4 degrees 0 minutes east a distance of 1,353.0 feet to an iron pin, said iron pin being the point of beginning and containing 80.8 acres more or less.

Being part of the same property conveyed to J. L. Armstrong by deed from George E. Simmons and wife, Jennie Simmons, of record in Book 381, page 101 of the Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, EDWARD COOMER, *a Notary Public in and for said County and State, the within named* J. L. Armstrong

.....

.....

the bargainor....., 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 at Nashville, *Tennessee, this* 4th *day of* November, *19* 68.

Edward Coomer, *Notary Public.*

Commission Expires 11-12-69.

STATE OF.....
COUNTY OF.....

Personally appeared before me, ..., *a Notary Public in and for said County and State, the within named*.....

.....

.....

the bargainor....., 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*.....
day of....., *19*.....

....., *Notary Public.*

Commission Expires.....

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.....

WARRANTY DEED

FROM

J. L. Armstrong

TO

E. G. Winters and wife,
Anita K. Winters

A 1 9 5 4 2

IDENTIF. REFERENCE

Nov 4 1 57 PM '68

FELIX A. WILLIAMS, REGISTER
DAVIDSON COUNTY, TENN.

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CONV
NOV-4-68 $1.65 TAX
NOV-4-68 PBFEE
NOV-4-68 WDEED

12,000.00

A* 31.20
A* .50
A* 7.50 * 39.20

Compliments of

GUARANTY TITLE

Office of

CHICAGO TITLE INSURANCE COMPANY

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE