WARRANTY DEED

BOOK 4362 PAGE 169

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Leon C. Carney	Leon C. Carney	Map 28
(NAME:) Gray's Point Road	(NAME:) 1120 West Trinity Lane	Par. 54-55
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tenn.	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

M.O.

For and in Consideration of the sum of Ten and No/100 ($10.00)

DOLLARS

cash in hand paid by Leon C. Carney and wife, Sylvia H. Carney, and other good and valuable considerations, the receipt of which is here-by acknowledged,

SEP-43 CONV *6,000.00
SEP-43S'TAX A* 15.60
SEP-43PR'FEE A* .50
SEP-43 W'DEED A* 4.50 * 20.60

This Instrument Was Prepared By

J. Phillip Saindon

Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

we, Leslie L. Williams and wife, Margaret D. Williams *have bargained and sold, and by these presents do transfer and convey unto the said* Leon C. Carney and wife, Sylvia H. Carney, 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 said County, consisting of two tracts of land as follows:

TRACT NO. 1: Being part of lot No. 12 on the Plan of the land owned by the Henry Floto Estate, as of record in book 421, page 147, Register's Office for said County, described according to a survey made by John Wilkes, Civil Engineer, December 27, 1938, as follows:
Beginning at a point in the center of Gray's Point Road, being the north-east corner of part of Lot No. 12 conveyed to Froney Pemberton by deed from George Holt and wife, of record in book 1097, page 60, said Register's Office; thence south 20° east, with said Pemberton's eastern boundary line, 847 feet to a point, south 27° east 800 feet to an iron pin, being Pemberton's southeast corner; thence easterly, with the southern boundary line of lot No. 12, 124 feet to an iron pin; thence north 2 1/2° east, with the western boundary line of a tract of land owned by Sam Demonbreun, 2016 feet to a point in the center of Gray's Point Road; thence with the center of said Road, north 88° west 89 feet, south 47° west 238 feet, south 82° west 198 feet, south 66° west 214 feet, south 47° west 340 feet to the beginning, containing 21 acres, more or less.
Being part of the same property conveyed to Leslie L. Williams and wife, Margaret D. Williams, by deed from E. H. Moore and wife, of record in Book 1340, page 80, Register's Office for said County.

TRACT NO. 2: Beginning at an iron pin in the centerline of Gray's Point Road at the northwest corner of a 1 3/4 acre tract conveyed to Mrs. Sallie Mai Hutton by deed from Fronie Pemberton and husband, of record in Book 1372,

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 6000

Subscribed and sworn to before me, this the 3rd day of Sept 1969

Leon C. Carney
Affiant

My commission expires: June 6, 1972
(Affix Seal)

Mary E. Massey
Notary Public

page 383, Register's Office for said County; thence along her west line south 20° east 310 feet to an iron pin her southwest corner; thence north 58° east 134 feet to an iron pin in the west line of the property conveyed to Leslie L. Williams by deed of record in Book 1340, page 80, said Register's Office; thence along Williams' westerly line south 20° east 537 feet to an iron pin; thence south 27° east 800 feet to an iron pin; thence due west 457 feet to two sweet gums; thence north 43° west 66 feet to an iron pin; thence north 32° west 330 feet to an iron pin; thence north 37° east 50 feet to an iron pin; thence north 51° 45' west 68 feet to an iron pin; thence north 11° 15' west 530 feet to an iron pin; thence north 2° west 250 feet to a point near a spring in the head of a hollow: thence in a northwesterly direction 230 feet, more or less, to a point in the center-line of Grays Point Road; thence along the center line of said Road, north 68° 30' east 150 feet to the beginning, containing 12 1/2 acres, more or less, together with an easement for ingress and egress to the land in question being 10 feet wide by 310 feet long over a 1 3/4 acre tract conveyed to Mrs. Sallie Mai Hutton by deed of record in Book 1372, page 383, Register's Office for said County.

Included in the foregoing descriptions xxxxxxxxxxxxxxxx but expressly excluded therefrom are the following two parcels:

EXCLUSION NO. 1: Being the same property conveyed to Grady W. Lepley and wife, Lucille S. Lepley, by deed from Leslie L. Williams and wife, of record in Book 4072,page 326, Register's Office for Daivdson County, Tennessee.

EXCLUSION NO. 2: Beginning at a point in the center of Gray's Point Road, said point being the northwest corner of the property conveyed to Howard Kirkland by deed of record in Book 3970, page 198, said Register's Office; thence with the center of said road westerly 400 feet to a point; thence southerly 300 feet to a point; thence easterly 250 feet to a point on the westerly boundary conveyed to Howard Kirkland by deed of record in Book 3970, page 178, said Register's Office; thence northerly with the westerly boundary of the Kirkland property 350 feet to the point of beginning.

Being the same property conveyed to L. L. Williams and wife, Margaret Williams, by deed from W. L. Pemberton and wife, Fronie Pemberton, of record in book 1813, page 425, said Register's Office.

This is unimproved (X) improved ( ) property, known as Gray's Point Road, Nashville, 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 Leon C. Carney and wife, Sylvia H. Carney, their *heirs and assigns, forever.*

And we *do covenant with the said* Leon C. Carney and wife, Sylvia H. Carney *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, Leslie L. Williams and wife, Margaret D. Williams *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Leon C. Carney and wife, Sylvia H. Carney, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our hands this 3rd day of September, 1969, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Leslie L. Williams

Margaret D. Williams

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Mary Ensey, a Notary Public in and for said County and State, the within named Leslie L. Williams and wife, Margaret D. Williams

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 3rd day of September, 19 69.

Mary Ensey, Notary Public.

Commission Expires June 6, 1972

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.

A52831

IDENTIFICATION REFERENCE
SEP 4 8 51 AM 69
FELIX Y. WILSON REGISTER
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.