This Instrument Prepared by:
Atty
4705 Gallatin Road
Nashville Tennessee 37216

Mail to Stewart, Williams & Swinson
P.O. Box 521
Madison, Tenn. 37115

BOOK 4407 PAGE 834

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| HENRY E. HOOPER ANDWIFE | SAME | Map 136 |
| (NAME): Smith Springs Rd. | (NAME): 300 Gate St | Par. 86 |
| (STREET ADDRESS OR ROUTE NUMBER): NASHVILLE, TENNESSEE | (STREET ADDRESS): Madison, Tennessee | |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | M.O |

*For and in Consideration of the sum of* TEN DOLLARS ($10.00) cash and other good and valuable considerations, the receipt of which is hereby *DOLLARS* acknowledged, including the GRANTEES assuming the unpaid principal balance as described in Book 4317, page 298 R.O.D.C.T.

We, JOHNNY W. ELLIS and wife, FRANCES G. ELLIS *have bargained and sold, and by these presents do transfer and convey unto the said* GRANTEES, HENRY E. HOOPER AND WIFE, FAYE HOOPER their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:* A tract of land in 2nd Civil District of Davidson County, Tennessee, being more particularly described as follows: BEGINNING at an iron pin on south margin of New Smith Springs Road that is a distance of 652.75' easterly from common line between Lusk property and The United States of America, and proceeding as follows: South 51° 36' East a distance of 30.0' to an iron pin; thence with a 4554.4' radius curve to the right a distance of 233.0 to an iron pin; thence, South 28° 51' West a distance of 526.7' to an iron pin; thence North 82° 12' West a distance of 300.0' to an iron pin; thence North 30° 39' East a distance of 684.8' to the point of beginning and containing 3.72 acres more or less. On this tract thereis an easement granted to Columbia Gulf Transmission Company by Hugh W. Lusk, and described as follows: This easement extends 85' west and north of, and 130' east and south of, a line described as follows: Beginning at a point on south margin of Smith Springs Road that is a distance of 6.1' southeast of the easterly most front corener of above described tract and proceeding as follows: South 23° 05' West a distance of 178.4' South 32° 51' West a distance of 39.9' South 47° 53' West a distance of 39.9' South 59° 53' West a distance of 15.5' to a point on east line of tract #4 that is South 28° 51' West a distance of 269.6' from above

(continues on back of deed)

This is unimproved ( ) improved (X) property, known as Smith Springs Rd. (House Number) (Street) NASHVILLE, Tenn. (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* GRANTEES their *heirs and assigns, forever.*

*And* they *do covenant with the said* GRANTEES *that* they 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, the GRANTORS *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* GRANTEES their *heirs and assigns against the lawful claims of all persons whomsoever.*

*Witness* our *hands on this* 30th *day of* March, *19*70, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Johnny W. Ellis

Frances G. Ellis

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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*Personally appeared before me,* the undersigned *, a Notary Public in and for said County and State,* JOHNNY W. ELLIS AND WIFE, FRANCES G. ELLIS

*the within named bargainorS , 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* 30 *day of* March, *19* 70.

Mrs E. L. Hooper, Notary Public

*Commission expires* My Commission Expires May 10, 1972

| | | | | | |
|---|---|---|---|---|---|
| APR-1 70 | CONV | *5,143.40 | | | |
| APR-1 70 | S'TAX | | A* | 13.26 | |
| APR-1 70 | PR'FEE | | A* | .50 | |
| APR-1 70 | W'DEED | | A* | 4.50 | * 18.26 |

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 OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm, that the actual consideration for the transfer of, or value of the property transferred, whichever is greater, is $ 5,143.40 .

Subscribed and sworn to beforeme, this the 30 day of March, 19 70 .

Thomas E. Hooper
Affiant

My commission expires: _____

My Commission Expires May 10, 1972

Mrs E. L. Hooper
Notary Public

WARRANTY DEED

FROM JOHNNY W. ELLIS and wife

TO HENRY E. HOOPER and wife

A 73090

IDENTIF. REFERENCE

APR 1 12 06 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
A Division of
Southern Title Insurance Company
P. O. Box 10649
Knoxville, Tennessee

( Continued from front of deed:) BOOK 4407 PAGE 836

mentioned front corner: thence South 59° 53' West a distance of 24.6' to a point; thence South 71° 55' West a distance of 389.5' more or less to a point on west line of Tract #4. This conveyance is subject to any legal Covenants, easements or set-back lines of Record.