WARRANTY DEED

BOOK 4426 PAGE 601

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Carl Cunningham (NAME)	Same (NAME)	Map. 47
Old Hickory Blvd RT#1 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Pr. 80
Joelton Tenn (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	Pd

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- *Dollars,*

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged.

This Instrument Was Prepared By

Lewis W. Pedigo

Of The Law Firm Pedigo & Saindon

Stahlman Building: Nashville, Tennessee

We, S. K. Grayson and wife, Frances E. Grayson and Charles Arrington and wife, Mary E. Arrington *have this day bargained and sold, and do hereby transfer and convey unto the said*

Carl Cunningham and wife, Margie Cunningham

their ~~XXXXXXX~~ *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in the 13th Civil District of Davidson County, Tennessee, being the easterly part of the W. L. Roberts 45 acre tract, as surveyed by John Wilkes, Civil Engineer, January 31, 1933, and described according to a survey prepared by T. R. Sanford, January 23, 1952, as follows:

Beginning at a point in the easterly margin of Old Hickory Boulevard, where the same is crossed by the southeasterly line of the 45 acre tract of land conveyed to W. L. Roberts and wife by deed of record in Book 873, page 768, Register's Office for said County; thence with the eastern line of said 45 acre tract, north 40° east 129 feet to an iron pin; thence north 8-3/4° east 173 feet to an iron pin; thence north 24° west 134.5 feet to the easterly margin of Old Hickory Boulevard; thence southerly, with the easterly margin of Old Hickory Boulevard, 397 feet, more or less, to the point of beginning.

Being the same property conveyed to Charles Arrington by deed from Tommie C. Cook of record in Book 3340, page 571 Register's Office for Davidson County, Tennessee and being the same property conveyed to S. K. Grayson by deed from Bobby C. Cunningham, substitute trustee of record in Book _____, page _____, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 3250.00

Subscribed and sworn to before me, this the 24 day of June, 1970

Affiant Lewis W. Pedigo

My commission expires: Jan. 23, 1972 (Affix Seal)

Notary Public

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

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Carl Cunningham and wife, Margie Cunningham

their ~~XXXXXX~~

heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said*

Carl Cunningham and wife, Margie Cunningham, their ~~XXXXXXX~~, *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 16 *day of* June, 1970, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

S. K. Grayson

Frances E. Grayson

X Charles Arrington

X Mary E. Arrington

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Edith H. Kemp, *a Notary Public in and for said County and State,* S. K. Grayson and wife, Frances E. Grayson ~~and Charles Arrington and wife, Mary E. Arrington~~

the within named 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 16th *day of* June, *19*70.

Edith H. Kemp
Notary Public

Commission expires May 6, 1972

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, James J. Hinkle, *a Notary Public in and for said County and State,* Charles Arrington and wife, Mary E. Arrington

the within named 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 19 *day of* June, *19*70

James J. Hinkle
Notary Public

Commission expires 30 JAN 1974

JUN 24 70 CONV *3,250.00
JUN 24 70 S'TAX A* 8.32
JUN 24 70 PR'FEE A* .50
JUN 24 70 W'DEED A* 3.00 * 11.82

WARRANTY DEED

FROM

S. K. GRAYSON, ET UX, ET AL

TO

CARL CUNNINGHAM, ET UX

A 81629

IDENTIF. REFERENCE

JUN 24 9 32 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company

American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

PEDIGO & SAINDON