WARRANTY DEED

BOOK 4430 PAGE 929

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Woodard B. Messick (NAME)	Woodard B. Messick (NAME)	map 175
Rte # 2 (STREET ADDRESS OR ROUTE NUMBER)	Rte #2 (STREET ADDRESS)	Par 15
Antioch, Tenn. 37013 (CITY) (P. O. ZONE) (STATE)	Antioch, Tennessee 37013 (CITY) (ZONE) (STATE)	

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

Dewey W Pedigo

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

We, Selmer Barlund and wife, Flossie Barlund

/ *have bargained and sold, and by these presents do transfer and convey unto the said* **Woodard B. Messick and wife, Helen E. Messick** **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 2nd Civil District of Davidson County, Tennessee, being a part of the J. P. Hartman Lands, as shown on the survey by George W. Watkins, dated September 21, 1950, as follows:

Beginning at an iron pipe, which lies north 4° 30' east 193 feet from a point in the centerline of Old Hickory Boulevard; and in the west line of the Gillespie Lands, the southwest corner of the C. W. Mitchell Lands, and also being a corner of a tract of 62.4 acres more or less shown on said survey; thence with the line of said 62.4 acre tract, as follows: North 77° 30' west 159 feet to an iron pipe; thence north 2° west 74.5 feet to a steel axel; being near a well; thence north 66° 15' west 39 feet to an iron pipe; thence due west 101.3 feet to an iron pipe; thence north 0° 45' west 658 feet to a point in an old fence line, the northeast corner of said 62.4 acre tract, in the south line of the Lands of C. K. Austin; thence with Austin's line, south 86° 45' east 167 feet to a point; thence southerly to a point at the southwest corner of a small tract conveyed to George Newman, by deed in Book 1580, page 35; thence with Newman's line, easterly to a point in the west line of the C. W. Mitchell Lands, aforesaid; thence with his line, southerly to the point of beginning.

Being the same property conveyed to Selmer Barlund and wife, Flossie Barlund by deed from J. P. Hartmen, Executor of the estate of Enola Glenn Hartman or Enola Johnson Hartman, of record in Book 3915, page 405, 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 $ 10,000.00

Subscribed and sworn to before me, this the 13th day of July 19 70

Affiant

My commission expires: (Affix Seal)

Notary Public

unimproved ( )
This is improved ( ) property, known as ..... (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 Woodard B. Messick and wife, Helen E. Messick ..... their ..... *heirs and assigns, forever.*

And We *do covenant with the said* Woodard B. Messick and wife, Helen E. Messick *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, Selmer Barlund and wife, Flossie Barlund *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Woodard B. Messick and wife, Helen E. Messick, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 9th *day of* July, *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.*

/s/ Selmer Barlund
/s/ Flossie Barlund

NOTARY PUBLIC STATE OF TEXAS AT LARGE

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Selmer Barlund and wife, Flossie Barlund

the 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 9 day of July, 19 70.

Harold L. Shelton, Notary Public.

Commission Expires 9-20-1973

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.....

FROM

SELMER BARLUND, ET UX

TO

WOODARD B. MESSICK, ET UX

A 8 3 4 7 4

IDENTIF REFERENCE

JUL 13 3 25 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUL 13P CONV 10,000.00
JUL 13P STAX A*
JUL 13P PRFEE A* 26.00
JUL 13P RCEED A* 50
6.00
* 32.50

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Compliments of
GUARANTY TITLE
Office of
CHICAGO TITLE INSURANCE COMPANY
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S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

PEDIGO & SANDON