K 4441

Title G-217261

This Instrument prepared by: Thomas Eldridge, Attorney, 2600 Franklin Rd., Nash., Tenn.

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

W. A. Jones and wife,

Bobbie Jones

TO

John Paul Peay and wife,

Lottie Peay

For draftsman's use

BOOK 4441 PAGE 702

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John Paul Peay and wife, Lottie (NAME)	Peay Same (NAME)	Map 7
Rt. #1, Tinnin Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 66
Goodlettsville, Tenn. (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

A 88313

IDENTIF T REFERENCE

AUG 28 9 23 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ 3,500.00 W. A. Jones
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27 DAY OF Aug 1970

Thomas B. Eldridge
Notary Public

MY COMMISSION EXPIRES: [illegible] 1974

(AFFIX SEAL)

For and in Consideration of the sum of ——THREE THOUSAND FIVE HUNDRED AND NO/100——

——————($3,500.00)——————————————————————DOLLARS

cash in hand paid, the receipt of all of which is hereby acknowledged.

We, W. A. Jones and wife, Bobbie Jones

have bargained and sold, and by these presents do transfer and convey unto the said

John Paul Peay and wife, Lottie M. Peay

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

About 5 miles North of Goodlettsville, East of Manskers Creek main prong, N. E. Corner of W. C. Greer farm, bounded on the south by W. C. Greer, on the east by V. C. Wakefield, on the north by A. B. Anderson, on the west by Alf Powell and Lou Connell and containing 8 acres, more or less (11.38 acres according to Metro Mapping Division.) And Being more particularly described as follows:

Land in the 10th Civil District of Davidson County, Tennessee, described according to a survey by Cummings & Cummings, Surveyors and Consultants, August 19, 1970, as follows:

BEGINNING at an iron pin in the easterly margin of Baker Station Road at the northerly line of the property conveyed to R. P. Robinson, of record in Book 4044, page 631; thence with said Road, north 8 deg. east 675.41 feet to an iron pin, J. A. Crawford, Jr. southerly line; thence with his line and Ray Q. Edenton's line, north 89 deg. 50 min. east 675 feet to an iron pin, John W. Tisdale's northwesterly corner; thence with Tisdale westerly line south 1 deg. 29 min. east 711 feet to an iron pin, R. P. Robinson's northeast corner; thence with his northerly line, north 87 deg. 5 min. west 775 feet to the point of beginning and containing 11.40 acres, more or less.

Being a part of the same property conveyed to W. A. Jones and wife Bobbie Jones, of record in the Register's Office for Davidson County, Tennessee.

WD-2

This is {unimproved (X) / improved ( )} property, known as S/S of Baker Station Road, Goodlettsville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said John Paul Peay and wife, Lottie M. Peay their heirs and assigns, forever.

And we do covenant with the said John Paul Peay and wife, Lottie M. Peay 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, W. A. Jones and wife, Bobbie Jones do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said John Paul Peay and wife, Lottie M. Peay, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 27th day of August, 1970

W. A. Jones
W. A. Jones

Bobbie Jones
Bobbie Jones

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named W. A. Jones and wife, Bobbie Jones

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 27th day of August, 19 70.

Thomas B. Nadeau, Notary Public.

Commission expires My Commission Expires AUG. 19, 1974

AUG28 CONV *3,500.00
AUG28 S'TAX A* 9.10
AUG28 PR'FEE A* .50
AUG28 W'DEED A* 3.00 * 12.60

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 .....