FORM NO. WD-1

BOOK 4503 PAGE 216

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 4,000.00

+ [signature]
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17 DAY OF May 19 71.

[signature]
Notary Public

MY COMMISSION EXPIRES: 2-4-72

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Alan L. Saturn (NAME) Suite 1822, Parkway Towers, Nashville, Tenn. 37219 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles M. Anderson (NAME)	Charles M. Anderson (NAME)	127 116
6412 Edsel Dr. (STREET ADDRESS OR ROUTE NUMBER)	Newsom Station Rd (STREET ADDRESS)	9D-19435
Nashville Tenn (CITY) (STATE) (P. O. ZIP)	Rt 1 Kingston Springs (CITY) (STATE) (ZIP) 37082	

mail to

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, John C. Cunningham and wife, Wynona Cunningham

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles M. Anderson and wife, Beverly A. Anderson

HEREINAFTER CALLED THE GRANTEES, 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 9th Civil District of Davidson County, Tennessee, as follows: Being Tract No. 2 on the unrecorded plat of the John Cunningham Property according to a survey by Southern Land Surveying Co., Inc., made August 19,1970.

Beginning at an iron pin in the southerly margin of U. S. Highway No. 70, said point being 854.63 feet from the intersection of the southerly right-of-way of said U. S. Highway No. 70 and the centerline of Newsom Station Road; thence with the line between tracts 2 and 3 south 4° 04' 01" east 350 feet to an iron pin; thence south 8° 29' 02"west 99.92 feet to a concrete monument in the northerly margin of Newsom Station Road; thence with said northerly margin of Newsom Station Road northeastwardly and with a curve to the right said curve containing a radius of 498.76 feet, a distance of 319.87 feet to a concrete monument; thence continuing with said northerly margin south 89° 32' 52" east 47 feet to a point; thence leaving said margin and with the line between tracts 1 and 2 north 4° 07' 22" west 376.94 feet to a point on the southerly margin of said U. S. Highway No. 70; thence with said margin south 85° 55' 09" west 330 feet to the point of beginning, containing 3.0 acres, more or less.

Being part of the property conveyed to John C. Cunningham, and wife, Wynona Cunningham, by deed from W. B. Williams, of record in book _____, page _____, Register's Office for said County.

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

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 we do covenant with the said GRANTEES 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, unless otherwise herein set out; and we 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. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand this 17th day of May, 19 71

X Wynona P. Cunningham — John C. Cunningham

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Alan L. Saturn, a Notary Public in and for said County and State, the within named John C. Cunningham and wife, Wynona P. Cunningham

the bargainor, 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 17th day of May 1971

Commission expires 2-4-75

Alan L. Saturn
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

JOHN C. CUNNINGHAM and wife,

WYNONA CUNNINGHAM

TO

CHARLES M. ANDERSON and wife,

BEVERLY A. ANDERSON

B 15394

IDENTIF REFERENCE

MAY 19 3 34 PM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY 19 71	CONV	*4,000.00			
MAY 19 71	S TAX		A*	10.40	
MAY 19 71	PR FEE		A*	.50	
MAY 19 71	W DEED		A*	3.00	* 13.90