WARRANTY DEED BOOK 4550 PAGE 77

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Darrell R. Bohlken and wife, Gertrude A. Bohlken (NAME)	Same (NAME)	Map 178 Par. 10-41 pw
Highway #96 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee. (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

This instrument was prepared by: David Rutherford, Attorney, Nashville, Tennessee.

For and in Consideration of the sum of ($10.00) TEN AND NO/100 ***DOLLARS***

cash in hand paid and other good and valuable considerations, paid by the grantees, the receipt of which is hereby acknowledged,

NOV-27	CONV	25,000.00			
NOV-27	S'TAX		A*	65.00	
NOV-27	P&'FEE		A*	.50	
NOV-27	W'DEED		A*	8.00	* 73.50

We, T. Benson McKinnon, and wife, Beverly Bowne McKinnon

have bargained and sold, and by these presents do transfer and convey unto the said Darrell R. Bohlken and wife, Gertrude A. Bohlkon, their ***heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:***

Being two tracts of land in the Ninth Civil District of Davidson County, Tennessee, on the east side of Highway No. 96 as shown on an unrecorded map prepared by Barge, Waggoner & Sumner dated June 26, 1970, and being more particularly described as follows:

TRACT 1:
Beginning at a point on the easterly margin of State Highway No. 96, said point being 675.0 feet northwesterly from the intersection of the easterly margin of Highway No. 96 and the northerly line of the property conveyed to Maggie B. Allison as recorded in Book 548, page 242, Register's Office for Davidson County, Tennessee; thence with said easterly margin of Highway No. 96, with a curve to the right, 400.0 feet to a point, said curve having a chord of North 32 degrees 26' West, 399.5 feet; thence leaving said easterly margin of Highway No. 96, in an easterly direction North 62 degrees 45' East, 1767.6 feet to a point in the southerly line of the property conveyed to J. M. Groves, et ux, as recorded in Book 1515, page 188, Register's Office for Davidson County; thence leaving said Groves' southerly line, in a southerly direction South 19 degrees 12' West 251.9 feet to a point; thence in a southwesterly direction South 54 degrees 30' West, 1565.2 feet to a point in the easterly margin of Highway No. 96, the point of beginning, containing 10.8 acres, more or less.

TRACT 2:
Beginning at a point on the easterly margin of State Highway No. 96, said point being 275.0 feet northwesterly from the intersection of the easterly margin of Highway No. 96 and the northerly line of the property conveyed to Maggie B. Allison as recorded in Book 548, page 242, Register's Office for Davidson County; thence with said easterly margin of Highway No. 96, with a curve to the right, 400.0 feet to a point, said curve having a chord of North 42 degrees 46' West, 399.5 feet; thence leaving said easterly

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 25,000.00

Affiant

Subscribed and sworn to before me, this the 7 day of Nov. 1971

Notary Public

My Commission expires: OCT. 28, 1974

(Affix Seal)

margin of Highway No. 96, in an easterly direction North 54 degrees 30' East, 1565.2 feet to a point; thence, in a southerly direction South 19 degrees 12' West, 685.7 feet to a point; thence in a southwesterly direction South 54 degrees 30' West, 955.0 feet to a point in the easterly margin of Highway No. 96, the point of beginning, containing 11.5 acres, more or less.

Being the same property conveyed to T. Benson McKinnon, by deed from Kenneth B. McPherson, et al, of record in Book 4431, page 979, Register's Office for Davidson County, Tennessee.

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 Darrell R. Bohlken and wife, Gertrude A. Bohlken, their *heirs and assigns, forever.*

And we *do covenant with the said* Darrell R. Bohlken and wife, Gertrude A. Bohlken *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, T. Benson McKinnon and wife, Beverly Bowne McKinnon, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Darrell R. Bohlken and wife, Gertrude A. Bohlken, their *heirs and assigns against the lawful claims of all persons whomsoever. Witness* our *hand* s *this* 21st *day of* October, *19* 71., ~~the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.~~

X T. Benson McKinnon

X Beverly Bowne McKinnon

STATE OF TENNESSEE
COUNTY OF DAVIDSON ~~DAVIDSON~~ WILLIAMSON

Personally appeared before me, Russell E. Richardson, *a Notary Public in and for said County and State, the within named* T. Benson McKinnon and Beverly Bowne McKinnon

the 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 Franklin, *Tennessee, this* 21st *day of* October, *19* 71.

Russell E. Richardson, *Notary Public*

Commission Expires FEB. 1, 1975

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.....

WARRANTY DEED

FROM

~~T. Benson McKinnon et ux~~

TO

Darrell R. Bohlken et ux

File: Union Trust Co.box

B3642 5

IDENTIF. REFERENCE

NOV 2 2 53 PM '71

FELIX A. RUSSELL
REGISTER
DAVIDSON COUNTY, TENN.

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Compliments of

GUARANTY TITLE

Office of

CHICAGO TITLE INSURANCE COMPANY

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE