This Form furnished by Attorneys Title Company, Inc.

BOOK 4573 PAGE 246

Form No. WD-2

FROM

J. V. HITT, ET UX, BESSIE FRYER HITT

TO

NELLE HITT JERNIGAN

For draftsman's use

This Instrument Prepared By:
J. C. DALE, JR., ESQ., of
BAILEY, EWING, DALE & CONNER,
Attorneys at Law
706 Nashville Bank & Trust Bldg.
Nashville, Tennessee 37201

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nelle Hitt Jernigan (NAME)	Same (NAME)	Map 17
Union Hill Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Pt Par. 115 -
Goodlettsville, Tenn. 37072 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	149 pt

(FOR REGISTER'S USE)

346958

T IDENTIF. REFERENCE

FEB 1 9 50 AM '72

FELIX A. ELLISON REGISTER DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 15,000.00 J. V. Hitt
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 15th DAY OF January, 19 72

Betty Cooper
Notary Public

MY COMMISSION EXPIRES: 8-11-75

(AFFIX SEAL)

For and in Consideration of the sum of One ($1.00) Dollar cash in hand to us paid by our daughter, Nelle Hitt Jernigan, receipt of which is XXXXXXX hereby acknowledged, and for the love and affection we bear for her, we,

J. V. Hitt, and wife, Bessie Fryer Hitt,

have bargained and sold, and by these presents do transfer and convey unto the said Nelle Hitt Jernigan, and her heirs and assigns XXXXXXXXXXXXXXXXXXXXXX two certain tracts of land in Davidson County, State of Tennessee, described as follows, to wit:

TRACT NO. 1: Being in the former 10th Civil District of said County described according to a survey of F. E. Head, Assistant County Surveyor of Robertson County, Tennessee, dated October 26, 1971, as beginning at the point of intersection of the centerline of the rights-of-way of Union Hill Road and Lower Walker's Creek Road, thence with said centerline of Union Hill Road south 47° 30' east 525 feet to a point in said centerline, thence north 48° 30' east 371 feet to a point, thence north 13° 30' east 335.feet to a fence line (iron pin and large elm tree), thence with said fence line north 87° 30' west 378 feet to a corner post, a common corner with the Fannie W. Parrish property, thence with the Parrish line south 18° 30' east 135 feet to a stake, the southwest corner of a strip of land this day conveyed to Mary Ellen Sperle, thence with the southerly line of said land conveyed to Sperle north 86° west 285 feet to said centerline of Lower Walker's Creek Road, thence with said centerline south 37° 45' west 185 feet to the point of beginning, containing 7 acres more or less, and being a part of the property conveyed to J. V. Hitt and wife, Bessie L. Hitt (one and the same as Bessie Fryer Hitt), by deed of record in Book 1383, Page 74, Register's Office of Davidson County, Tennessee.

TRACT NO. 2: Land in the former 10th Civil District of said County described according to survey of F. E. Head, Assistant County Surveyor for Robertson County, Tennessee, dated October 26, 1971 as beginning at a point in center of Union Hill Road said point being north of a 15 inch

maple tree, in the line of the Billy Pike property, thence with the line of said Pike, 55° west 90.5 poles to a corner post, thence with I. B. Cuffman's fence line south 85° east 23 poles to a stake, a corner with the Hitt property, thence with the line of the Hitt property as follows: north 15° west 21.2 poles to a marked locust tree, thence north 25° 15' east 52.6 poles to a point in center of the said Union Hill Road, an iron pin being on the south edge of the road, thence with the center of said road north 47° 45' west 22.9 poles to the point of intersection of said centerline with the centerline of the Lower Walker's Creek Road extended, thence north 87° west 13.5 poles to the beginning, containing 11.5 acres more or less. Provided, however there is included in the foregoing description but excluded from this conveyance a tract of 2.63 acres, more or less, heretofore conveyed to Nelle Hitt Jernigan by deed of Bessie Fryer Hitt and husband, J.V. Hitt of record in Book 3135, Page 425, Register's Office for Davidson County, Tennessee.

The above described tract herein conveyed is a part of the property conveyed to Bessie Fryer Hitt by deed of record in Book 1403, Page 507, Register's Office for said County.

Tract No. 1 is not improved but Tract No. 2 is improved with a house fronting on Union Hill Road, Goodlettsville, Tennessee 37072. Both descriptions include portions of road rights of way as indicated.

TO HAVE AND TO HOLD the said Tracts of land with the appurtenances, estate, title and interest thereto belonging to the said Nelle Hitt Jernigan, her heirs and assigns forever.

WITNESS our hands this 15 day of January, 1972.

J. V. Hitt

J. V. HITT

Bessie Fryer Hitt

BESSIE FRYER HITT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Betty Poage, a Notary Public in and for said County and State, the within named J. V. Hitt and wife, Bessie Fryer Hitt, 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 15th day of January, 1972.

Betty Poage

Notary Public

My Commission Expires:

August 11,1975

FEB-1 72	CONV	15,000.00			
FEB-1 72	S'TAX		A*	39.00	
FEB-1 72	PR'FEE		A*	.50	
FEB-1 72	W'DEED		A*	4.00	* 43.50