K 4581

Please return to
Carriage Hill, Realtors 213 Pewitt Dr. Brentwood, Tenn 37027

This Form furnished by Attorneys Title Company, Inc.

BOOK 4581 PAGE 71

Form No. WD-2

FROM

ANDREW EWING, TRUSTEE

TO

JAMES E. CARY and wife,
PATRICIA S. CARY

For draftsman's use

prepared by:
Andrew Ewing
Nashville Bank & Trust Bldg.
Nashville, Tenn.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James E. Cary (NAME)	Same (NAME)	158 - 155
Rt 1 Old Hickory Blvd (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Brentwood Tenn. 37027 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

B50645
IDENTIF. REFERENCE T
MAR 3 12 33 PM '72
FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 11,000.00 Robert T. Coleman
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF March 1972

Robert B. Carter
Notary Public

MY COMMISSION EXPIRES: Jan. 29, 1973
(AFFIX SEAL)

For and in Consideration of the sum of Eleven Thousand ($11,000.00)----

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DOLLARS

cash in hand paid by James E. Cary and wife, Patricia S. Cary, hereinafter referred to as Grantees, to Andrew Ewing, Trustee, hereinafter referred to as Grantor, receipt of which is hereby acknowledged, I, Andrew Ewing, Trustee,

have bargained and sold, and by these presents do transfer and convey unto the said 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 7th Civil District of Davidson County, Tennessee, being Lot No. 189 on the Plan of River Oaks, Section Two, fo record in Book 4175, Page 85, Register's Office for Davidson County, Tennessee.

Said Lot No. 189 fronts 165.00 feet on the southerly side of Old Hickory Boulevard, and runs back between lines measuring 547.40 feet on its easterly line, and 493.95 feet on its westerly line, to a line in its rear, measuring 173.50 feet.

Being part of the same property conveyed to Andrew Ewing, Trustee by Installment Deed from James W. Tupper and wife, Margaret W. Tupper, of record in Deed Book 155, page 306, Register's Office for Williamson County, Tennessee.

Lot No. 189 is conveyed expressly subject to the following:

1. Taxes for the year 1972, which are to be assumed by Grantees.
2. Restrictive Covenants of record in Deed Book 166, Pages 223 and 310, Register's Office for Williamson County, Tennessee.
3. Said Plan of record shows: (a) an owner's certificate; (b) a 75 foot minimum setback line along Old Hickory Boulevard; (c) a 10 foot drainage and Utility easement along the rear line; and (d) a 2-1/2 x 25 foot utility anchor easements in both the northeasterly and northwesterly corners.

WD-2

This is ( ) unimproved (X) improved property, known as ..... (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 Grantee, his successors and ~~heirs~~ assigns, forever.

And I do covenant with the said Grantees that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered., except as hereinbefore set out.

And I, Andrew Ewing, Trustee, myself, my successors and assigns do further covenant and bind ~~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., insofar as I, as Trustee, am authorized so to do, but no further or otherwise.

Witness my hand this 28th day of February, 1972

Andrew Ewing, Trustee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Barbara E. Havron, a Notary Public in and for said County and State, the within named Andrew Ewing, Trustee

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 28th day of Feb., 19 72

Barbara E. Havron Notary Public.

Commission expires 1-31-73

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared .....

MAR-3? CONV 11,000.00
MAR-3? STAX A* 28.60
MAR-3? RECFEE A* .50
MAR-3? W'DEED A* 4.00 * 33.10

with whom I am personally acquainted, and who, upon oath, acknowledged himself 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 himself as .....

Witness my hand and seal, at office in .....

this ..... day of ....., 19.....

....., Notary Public.

Commission expires .....