THIS INSTRUMENT PREPARED BY
RODNEY VICTOR AHLES
ATTORNEY AT LAW
LEBANON, TENNESSEE 37087

#3
OH 14M

address of new owner: Send Tax Bills
Bascom Cooksey Jr. Same
P.O. Box 99
Lebanon, Tenn. 37087

Map 153-2
parcel 81
OH

BOOK 4593 PAGE 128

D E E D

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, the receipt of which is hereby acknowledged, I, Carroll Johnson, Sr., have this day bargained and sold and do hereby transfer and convey unto Bascom Cooksey, Jr., his heirs and assigns my one-third (1/3) undivided interest in a tract or parcel of land in the 4th Civil District of Davidson County, Tennessee, being Lot #2 on the Plan of C. S. Keller Commercial Tract, Section 2 Subdivision, as of record in Book 4350, Page 101, Register's Office for Davidson County, Tennessee, as follows:

Beginning at a point in the southerly margin of Robinson Road at the northwest corner of Lot #1 on the Plan of C. S. Keller Commercial Tract, Section 1 Subdivision, as of record in Book 4350, Page 7, Register's Office of Davidson County, Tennessee; thence with the western boundary line of said Lot #1, south 30 degrees 13 minutes west 210.40 feet to a point; thence north 52 degrees 27 minutes west 109.39 feet to a point; thence north 38 degrees 03 minutes east 200.22 feet to the southerly margin of Robinson Road; thence with Robinson Road south 58 degrees 26 minutes east 81.28 feet to the point of beginning.

Being the same property conveyed to Bascom Cooksey, Sr., Bascom Cooksey, Jr., and Carroll Johnson, Sr., by deed of Emma M. Keller, a widow, dated May 20, 1970, of record in Book 4421, Page 14, Register's Office of Davidson County, Tennessee.

There is a 15-foot easement for sewer, public utility and drainage easement across rear of premises, 35-foot building setback line from Robinson Road, and conditions of owners' certificate as shown on plan of record in

Book 4350, Page 101, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD unto the said Bascom Cooksey, Jr., his heirs and assigns, forever, in fee simple.

I COVENANT with him that I am lawfully seized and possessed of the aforesaid property; that I have a good and lawful right to convey the same; that the said property is unencumbered; and that I will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

WITNESS MY HAND this the 25th day of July, 1970.

Carroll Johnson, Sr.

STATE OF TENNESSEE

COUNTY OF Wilson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, duly appointed, commissioned, and qualified, the within named Bargainor, Carroll Johnson, Sr., with whom I am personally acquainted, and who acknowledged that he executed the attached instrument for the purposes therein contained.

Witness my hand and official seal at office at Lebanon, Tennessee, this the 25th day of July, 1970.

My Commission Expires:

April 18, 1971

NOTARY PUBLIC

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I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $ 3,400. Affiant Bascom Cooksey Jr.
Subscribed and sworn to before me this 18th day of April 1972
Deputy Register A. W. Rogers Jr.

Carroll Johnson, Sr.

TO: D E E D

Bascom Cooksey, Jr.

Main
Rec. Owner

RODNEY VICTOR AHLES
ATTORNEY AT LAW
211 EAST MAIN STREET
LEBANON, TENNESSEE 37087

B 5 6 1 0 4

IDENTIF. REFERENCE

APR 18 12 29 PM '72

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

APR 18	CONV	*3,400.00				
APR 18	S'TAX		A*	8.84		
APR 18	P'FEE		A*	.50		
APR 18	W'DEED		A*	6.00	*	15.34