Mail to
Sgt. Avon Williams
1414 Parkway Towers
Nashville, Tenn. 37219

BOOK 4655 PAGE 64

This instrument prepared by
J. K. WOODARD, Attorney at law
330 GALLATIN ROAD SOUTH
MADISON, TENNESSEE 37115

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bruce Delaney (NAME:)	same (NAME:)	
Rt #3 Bull Run Rd. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	46
Ashland City Tenn 37015 (CITY) (ZIP CODE) (STATE)	(CITY) (ZONE) (STATE)	58 pt

For and in Consideration of the sum of ----------TEN AND NO/100----------
----------($10.00)---------- *DOLLARS*
cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption of and agreement to pay by the grantee the balance of $11,849.61 owing on an Installment Note Deed, dated October 13, 1971, in the original principal amount of $12,500.00, payable in monthly installments of $125.25 each including principal and interest at the rate of 6 1/2% per annum and secured by an Installment Deed of record in Book 4545, page 604, said Register's Office to which reference is here made for a more complete description of said note.

We, Malcolm Alan Craig and wife, Janie C. Craig
have bargained and sold, and by these presents do transfer and convey unto the said Bruce Delaney, single,
his *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

A tract of land in the 13th, formerly the 25th, Civil District of Davidson County, Tennessee, described as follows:

Beginning in the center of Bull Run Road at the northwest corner of the property conveyed to Bennie B. Lawson and wife, by deed from Clay Carter and wife, of record in Book 1783, page 590, Register's Office for said County, thence with Lawson's western boundary line, as follows: South 24° east 319 feet, south 46° 45' east 770 feet, south 5° east 285 feet, south 2° 30' east 216 feet, south 11° 15' east 700 feet, south 24° east 205 feet; thence south 20 1/2° west 12.6 poles; thence south 31 1/2° west 12 poles; thence south 43° west 17.2 poles; thence north 88 1/2° west 16.6 poles; thence north 22 1/2° west 24.2 poles; thence north 29° west 14 poles; thence north 5 1/4° east 18 poles; thence north 32 3/4° west 10.8 poles; thence south 84° west 21.4 poles; thence south 82 1/2° west 25.32 poles; thence south 88° west 8.32 poles; thence south 61° west 23.12 poles; thence south 15 1/2° west 24.72 poles; thence south 51 1/2° west 16 poles; thence north 2° 30' east 80 poles; thence north 20° west 8.36 poles to the center of Bull Run Creek; thence with the center of said Creek in a northeasterly direction 23.72 poles, north 58 1/2° east 16.8 poles, north 61° east 23.68 poles, north 64° east 7.6 poles; thence north 28° west 200 feet to the center of Bull Run Road; thence with the center of same, north 57° 30' east 348 feet and north 64° east 501 feet to the beginning, containing 87 acres, more or less.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 29,500 ED

Subscribed and sworn to before me, this the 7th day of November, 1972

Affiant

My commission expires: May 17, 1975 (Affix Seal)

Notary Public

Being the same property conveyed to Malcolm Alan Craig and wife, Janie C. Craig, by deed from J. D. Hill and wife, Lucy B. Hill, of record in Book 4545, pages 604, 605, 606 & 607, Register's Office for Davidson County, Tennessee.

Included in the above described property but expressly excluded therefrom is the following described property:
Land in the 13th Civil District of Davidson County, Tennessee, being more particularly described as follows:
Beginning at a point in the southerly margin of Bull Run Road, being the front common corner of J. D. Hill and Hodges Farm; thence along the southerly margin of said Road, north 65° 30' east 230 feet to an iron pin; thence south 5° east 235 feet to the middle of Bull Run Creek; thence south 9° east 607.2 feet to a point; thence south 70° west 77 feet; thence north 9° west 607.2 feet to the middle of Bull Run Creek; thence south 70° west 87 feet to a point; thence north 23° west 185 feet to a point, which is the point of beginning and being 2.0 acres, more or less.
Being the same property conveyed to Loy Eugene Hardaway and wife, Maggie L. Hardaway, by deed from J. D. Hill and wife, Lucy B. Hill, of record in Book 4049, page 177, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as Rt. 3 (House Number) Ashland City (Street) P. O. Address Tenn. (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 Grantee *his heirs and assigns, forever.*

And we *do covenant with the said* Grantee *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.* , except as noted above.

And we *do further covenant and bind* ourselves and our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Grantee *his heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 9th *day of* November, *19*72, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Malcolm Alan Craig
Janie C. Craig

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Malcolm Alan Craig and wife, Janie C. Craig,

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 Madison, Tennessee, this 9th day of November, 1972.

Hayden W. Pate, Notary Public.

Commission Expires May 17, 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 Malcolm Alan Craig et ux

TO Bruce Delaney, single

B 8 3 8 6 0

IDENTIF. REFERENCE

Nov 13 11 24 AM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS

NOV 13 72	CONV	29,500.00			
NOV 13 72 S'TAX			A*	76.70	
NOV 13 72 PR'FEE			A*	.50	
NOV 13 72	W'DEED		A*	8.00	* 85.20