BOOK 4692 PAGE 919

Prepared and approved by
Grissim and Short
By

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nathan Wall (NAME)	Same (NAME)	23
Shaw Road + Peckton Rd (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	94
Goodlettsville Tenn (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	pt

For and in Consideration of the sum of Seventy-five Thousand and no/100----------

($75,000.00)---------- *DOLLARS*

and other good and valuable consideration, the receipt of which is hereby acknowledged, including the assumption of the balance due on a note secured by a Vendor's Lien retained in the deed from H. E. Owens and wife, Catherine G. Owens to Nelson W. Holt of record in Book 4059, page 938 Register's Office for said County.

We, Nelson W. Holt and wife, Gail H. Holt

have bargained and sold, and by these presents do transfer and convey unto the said Nathan Wall, a single person

his *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

TRACT I: Being in the 10th Civil District of Davidson County, Tennessee, and described as BEGINNING at a point in the center of Cummings Creek Road; thence South 86° East 39.31 poles to a stone; thence South 9° East 152 poles to a stake near a large beech; thence North 86-1/4° West 7.65 poles to a stone; thence North 8-1/4° West 34.50 poles to a stone dogwood pointer; thence North 88-1/4° West 52.75 poles to a stone near a sycamore stump; thence North 49-1/4° West 66.50 poles to a cherry tree, now a stump; thence North 39-1/4° West 4.50 poles to the center of the Cummings Creek Road; thence North 36-1/2° East 73 poles to a point in the center of said Cummings Creek Road; thence North 81-1/4° East 10 poles to a point in the center of the said Cummings Creek Road; thence North 30-1/4° East 10.52 poles to the point of beginning, containing 57.90 acres.

TRACT II: Consisting of three tracts in the 10th, formerly the 22nd Civil District of Davidson County, Tennessee, described as follows: TRACT I: Containing by estimation 14-1/4 acres, Beginning at a beech in George Webber's line; thence South 1/2° west 45 poles on top of ridge; thence north 64-3/4° West 18-1/2 poles to a beech; thence North 58-1/2° West 12-1/2 poles; thence South 80-1/2° 37 poles to Durard's line; thence North 36 poles to Webber's corner; thence East 63 poles to the beginning.

TRACT II: Containing by estimation 12-65/100 acres, less 6 acres conveyed by M. M. Lanier to G. W. Brace, both of these tracts being conveyed by deed registered in Book 1213, page 2022, Register's Office for

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 75,000.00

Subscribed and sworn to before me, this the 24 day of March 19 73

Affiant

My commission expires: May 7 - 1974 (Affix Seal)

Notary Public

Davidson County, Tennessee, in May 1896, by Mrs. Ida M. Lanier, widow of H. M. Lanier, to W. L. Durard and to which reference is made for a more particular description, and

TRACT III: Containing by estimation 6-42/100 acres, BEGINNING at a stump on the ridge, one of John Webber's corner; thence 52-1/2° East 13-36/100 poles; thence North 77-1/4° East 26-60/100 poles to M. J. Brace's line; thence with his line, North 12° West 13-48/100 poles to an elm; thence West 52-75/100 poles; thence South 13-1/2° West 36 poles to the beginning, and being the same pract conveyed by R. E. Lee and wife, to W. L. Durard by deed registered in Book 274, page 262, Register's Office for said County, and to which reference is made for a more particular description.

Being the property conveyed to Nelson W. Holt, by deed from H. E. Owens and wife, Catherine G. Owens, of record in Book 4059, page 938, 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 Nathan Wall *his heirs and assigns, forever.*

And we *do covenant with the said* Nathan Wall *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 for 1973 taxes which grantee assumes.

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

Witness our *hand* s *this* 26th *day of* March, *19*73, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Nelson W. Holt

Dail T. Holt

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Ezell Dickerson, *a Notary Public in and for said County and State, the within named* Nelson W. Holt and wife, Gail H. Holt

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 Nashville, *Tennessee, this* 26 *day of* March, *19* 73

Ezell Dickerson, *Notary Public.*

Commission Expires 5-1-74

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.....

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WARRANTY DEED

FROM

Nelson W. Holt et ux

TO

Nathan Wall

MAIL!

EZELL DICKERSON AGENCY
Real Estate - Insurance
3926 Gallatin Rd. Nashville, Tenn.
Phone 262-3337

300060

IDENTIF. REFERENCE

MAR 28 11 22 AM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
GUARANTY TITLE
Office of
CHICAGO TITLE INSURANCE COMPANY
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

MAR28 CONV 75,000.00
MAR28 STAX A* 195.00
MAR28 PRFEE A* .50
MAR28 WDEED A* 8.00 * 203.50