BOOK 4710 PAGE 469

WARRANTY DEED

THIS INSTRUMENT PREPARED BY:
DOBSON AND JOHNSON, INC.
311 PLUS PARK BOULEVARD
NASHVILLE, TENNESSEE 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bobby A. Deal (NAME:)	same (NAME:)	Map 160
1276 Murfreesboro Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 56
Nashville, Tenn. 37217 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of.....$47,500.00----------

----------FORTY SEVEN THOUSAND FIVE HUNDRED AND NO/100---------- *DOLLARS*

Cash paid by Bobby A. Deal and N. B. Purvis, D/B/A Purvis and Deal Architect and Engineer, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by the above said of the unpaid balance of a note in the original amount of $30,000.00, secured by a vendor's lien retained in the deed of record in Book 4339, page 329, Register's Office for Davidson County, Tennessee, said note may not be prepaid before May 30, 1979.

We, Mattie Logan Payne, Jamie Payne, III, and Martha Grayson Boyd,

.....*have bargained and sold, and by these presents do transfer and convey unto the said* Bobby A. Deal and N. B. Purvis, D/B/A Purvis and Deal Architect and Engineer, their .....*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 6th, formerly 8th Civil District of Davidson County, Tennessee, near the Village of Brentwood, described according to a survey made by F. T. Knox, Jr., Transitman, October 14, 1937, as follows:

Beginning at an iron pin at the northeast corner of the Old Franklin Road and Old Hickory Boulevard; thence with the easterly margin of said Old Franklin Road, North 38° 30' East 394 feet to an iron pin; thence South 79° 01' East 225 feet to an iron pin in the westerly margin of an unnamed road; thence with said Road, South 2° 40' West 297 feet to an iron pin in the northerly margin of the Old Hickory Boulevard; thence with said Boulevard, North 85° 33' West 456 feet to the beginning, containing 2.6 acres, more or less.

INCLUDED in the above described property buy excluded therefrom is the following described property as condemned as a foresaid, which is as follows: BEGINNING at a point in the present southeast right of way line of Franklin Pike Circle in the northwest boundary line of the lands of James Noel Brown, said point being 200 feet right of center line Station 26 plus 80 of the proposed Interstate Highway, and runs South 14° West 70 feet to a point; thence South 5° East 94 feet to a point; thence South 50° East 86 feet to a point in the present north right of way line of Old Hickory Boulevard; thence with said right of way line, North 87° 45' West 210 feet to a point; in the present Southeast right of way line of Franklin Pike Circle; thence with said right of way line in a Northeasterly direction 253 feet to the point of beginning, containing 0.39 acres more or less.

Being the same property conveyed to Mattie Logan Payne, Jamie Payne, III and Martha Grayson Boyd, by deed from Louise W. Brown, a widow, of record in Book 4339, page 329, said Register's Office.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) The actual consideration or value whichever is greater, for this transfer is $47,500.00. Subscribed and sworn to before me, this 22nd day of May 1973

Bobby A Deal

My commission expires: 8/14/76
(Affix Seal)

Notary Public

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 Bobby A. Deal and N. B. Purvis, D/B/A Purvis and Deal Architect and Engineer, their *heirs and assigns, forever.*

And they *do covenant with the said* Bobby A. Deal and N. B. Purvis, D/B/A Purvis and Deal Architect and Engineer *that* they 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 stated herein.

And Mattie Logan Payne, Jamie Payne, III, and Martha Grayson Boyd, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Bobby A. Deal and N. B. Purvis, D/B/A Purvis and Deal Arthitect and Engineer, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand this* 22nd *day of* May, *1973, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Mattie Logan Payne
Mattie Logan Payne

X Jamie Payne, III
Jamie Payne, III

X Martha Grayson Boyd
Martha Grayson Boyd

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Beverly W. Crabtree, *a Notary Public in and for said County and State, the within named* Mattie Logan Payne, Jamie Payne, III, and Martha Grayson Boyd,

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* 22nd *day of* May, *19* 73.

Beverly W. Crabtree, *Notary Public.*

Commission Expires 8/14/76.

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

Mattie Logan Payne, et al

TO

Bobby A. Deal and N. B. Purvis

D/B/A Purvis and Deal Architect and Engineer

C 0 8 0 1 4

IDENTIF. REFERENCE

MAY 24 11 35 AM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

MAY24'73 CONV 47,500.00
MAY24'73 TAX ** 123.50
MAY24'73 FEE ** .50
MAY24'73 RECD ** 8.00 * 132.00

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Compliments of

GUARANTY TITLE

Office of

CHICAGO TITLE INSURANCE COMPANY

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE

RETURN TO:
DOBSON & JOHNSON, INC.