E. KENT CARNEY TO CHARLES KENNETH CARNEY

WARRANTY DEED

Fee

THIS INSTRUMENT WAS PREPARED BY:
R° MARSHALL, ATTORNEY
NASHVILLE, TENNESSEE

STATE OF MARYLAND)
COUNTY OF WICOMICO)

The actual consideration or value, whichever is greater, for this transfer is $1,059.52.

E. Kent Carney
AFFIANT

Subscribed and Sworn to before me, this the 3rd day of ~~March~~ May, 1973.

Naomi E. Mudge
NOTARY PUBLIC

MY COMMISSION EXPIRES: July 11, 1974

ADDRESS NEW OWNER AS:
Charles Kenneth Carney
1800 S. Hamilton Road
Nashville, Tenn. 37218

SEND TAX BILLS TO:
Charles Kenneth Carney
1800 S. Hamilton Road
Nashyille, Tenn.37218

MAP NO. 80-4

PARCEL NOS. 42-43 pd

FOR AND IN CONSIDERATION of the sum of One Thousand, Fifty-nine Dollars and fifty-two ($1,059.52) Cents, cash in hand paid to me, E. KENT CARNEY, by Charles Kenneth Carney, the receipt of which is hereby acknowledged, I, E. KENT CARNEY, have bargained and sold and by these presents do transfer and convey unto the said Charles K. (Kenneth) Carney, his heirs and assigns, all of my right, title and interest in and to the following two (2) tracts or parcels of land in Davidson County, Tennessee, hereinafter described, as follows:

TRACT NO. 1:
BEING Lot No. 13 on the Plat of Newton Cannon's Subdivision of Block No. 4 in G. T. Sheegog's Subdivision at Bordeaux, as of record in Book No. 547, page 185, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING on the southeasterly margin of South Hamilton Road at the corner lots Nos. 12 and 13; thence westerly along the southeasterly margin of said road, 30 feet to the point of a curve; thence along said curve, 74 feet to the northeasterly margin of Doak Avenue; thence southeasterly along the northerly margin of Doak Avenue,

153 feet, 6 inches to the southwesterly line of a lot conveyed to James Andrews by deed of J. J. Mann and wife, as of record in Book No. 888, page 723, said Register's Office; thence northeasterly along said Andrews' line, 90 feet to the southeasterly corner of Lot No. 12; thence northwesterly with the line between Lots Nos. 12 and 13, 181 feet, more or less, to the beginning.

BEING the same property conveyed to E. K. Carney, Daisy Carney, and Charles Kenneth Carney, by deed from Newton Cannon, Jr., et ux, as of record in Book 667, page 265, Register's Office for Davidson County, Tennessee; the interest being conveyed in this deed being all of the right, title and interest devised to my father, Oswin Kyle Carney, who died prior to the date of the death of E. K. Carney, who died at Nashville, Davidson County, Tennessee, March 28, 1971; leaving myself as his only heir-at-law. The said Will of E.K. Carney being of record in Will Book 100, page 206, of the County Court Clerk's Office for Davidson County, Tennessee.

TRACT NO. 2:
BEING Lot No. 12 on the Plat of Newton Cannon's Subdivision of Block 4 in G. T. Sheegog's Subdivision, at Bordeaux, as of record in Book 547, page 185, Register's Office for said County.

SAID Lot No. 12 fronts 80 feet on the southeasterly side of South Hamilton Road and runs back 159.5 feet on the northeasterly line and 181 feet, more or less, on the southwesterly line to a dead line, measuring 90 feet thereon.

BEING the same property conveyed to E. K. Carney and Charles K. (Kenneth) Carney, by deed from Wesley L. Smith and wife, Veneeta Lee Smith, as of record in Book 2437, page 55, Register's Office for Davidson County, Tennessee; the interest being conveyed being all of the right, title and interest devised to my father, Oswin Kyle Carney, who died prior to the date of the death of E. K. Carney, who died at Nashville, Davidson County, Tennessee, March 28, 1971; leaving myself as his only heir-at-law. The said Will of E. K. Carney being of record in Will Book 100, page 206, of the County Court Clerk's Office for Davidson County, Tennessee.

THIS PROPERTY IS IMPROVED, to-wit:

TRACT NO. 1 is House No. 1800 South Hamilton Road, Nashville, Davidson County, Tennessee, 37218.

TRACT NO. 2 is improved property known as 1802 South Hamilton Road, Nashville, Davidson County, Tennessee, 37218.

TO HAVE AND TO HOLD the said interest in said two (2) tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Charles K. (Kenneth) Carney,

his heirs and assigns, forever, and I do covenant with the said Charles K. (Kenneth) Carney, that I am lawfully seized of said interest in said tracts or parcels of land, as a tenant in common, owning said undivided interest therein, and I have a good right to convey the same and said interest was acquired by me under the Will of E. K. Carney, deceased, and is unencumbered in any way by me after I became the owner of said interest and I do further covenant and bind myself, my heirs and representatives to warrant and forever defend the title to the said interest in said two (2) tracts or parcels of land to said Charles Kenneth Carney, against the lawful claims of all persons, whomsoever, who may claim or assert claims of any kind against said interest after I acquired the same under the Will of E. K. Carney, deceased, said interest being devised to my father, Oswin Kyle Carney, and said interest passing from my father, Oswin Kyle Carney, to me as his only heir-at-law.

WITNESS my hand this 3rd day of ~~March~~ May, 1973, at Salisbury, Md.

E. KENT CARNEY

C 08590

IDENTIF. REFERENCE
MAY 30 10 31 AM '73
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

STATE OF
COUNTY OF Wicomico

MAY30	CONV	*1,059.52		
MAY30	RSTAX		A*	2.86
MAY30	PRTEE		A*	.50
MAY30	WDEED		A*	6.00 * 9.36

Personally appeared before me, Naomi E. Mudge, a Notary Public in and for said County and State, the within named E. KENT CARNEY, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Office in Salisbury, Wicomico County, this the 3rd day of ~~March~~ May, 1973.

(seal)

Naomi E. Mudge
NOTARY PUBLIC

MY COMMISSION EXPIRES: July 1, 1974