This Instrument was Prepared by

John D. Lentz, Attorney

BOOK 4776 PAGE 691

WARRANTY DEED

Address New Owners as Follows:	Send Tax Bills to:	Map-Parcel Numbers
Cecil V. Crowson, Jr. and Mary Jane C. Crowson Hill Road Brentwood, Tennessee 37027	Cecil V. Crowson, Jr. and Mary Jane C. Crowson Hill Road Brentwood, Tennessee 37027	Map 160 P 10 Par. 27

For and in Consideration of the sum of One Dollar ($1.00) cash in hand paid to us, the receipt of which is hereby acknowledged, and in consideration of the love and affection which we bear toward the grantees, hereinafter named, we, Carmack Cochran and wife, Dorothy S. Cochran, have bargained and sold, and by these presents do transfer and convey unto Cecil V. Crowson, Jr. an undivided one-fourth interest and Mary Jane C. Crowson an undivided one-fourth interest as tenants in common, their heirs and assigns in a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Being a part of Lot No. 1 on the Plan of the May Lands, as of record in Minute Book "L", page 73, County Court and also in Book 45, page 55, Register's Office for said County, and Lot No. 5 on the Plat of W. H. Broadwell's Lands, of record in Book 475, page 462, Register's Office for said County, described according to a survey made by T. R. Sanford, Surveyor, October 19, 1964, as follows:

Beginning at a point in the southerly margin of Hill Road in the easterly line of the Deacon Tract; thence with Deacon's easterly line, southerly along a fence and old stone wall, 783 feet, more or less, to a post, the northwest corner of the Pennington Tract, as of record in Book 2547, page 255, said Register's Office; thence along Pennington's northerly line and along a fence, North 82-1/4 degrees East 316.8 feet to a point in J. T. Granberry Tract in westerly boundary of same; thence along Granberry's line and along a fence, northwardly 766 feet, more or less, to a point in the southerly margin of Hill Road; thence with the same and along a slight curve, westerly 310 feet, more or less, to the point of beginning.

Being the same property conveyed to Carmack Cochran by deed from T. Everett Smith, et ux., of record in Book 3827 , page 527 , said Register's Office.

This is improved property, known as Hill Road, Brentwood, Tennessee 37027.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Cecil V. Crowson, Jr., an undivided one-fourth interest and Mary Jane C. Crowson an undivided one-fourth interest, their heirs and assigns, forever.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $10,000.00.

Mary Jane C. Crowson
Affiant

Subscribed and sworn to before me this 28 day of December 1973.

Lynn Sklar
Notary Public

My Commission Expires: 5/2/77
(Affix Seal)

LYNN SKLAR NOTARY PUBLIC DAVIDSON CO.

And we do covenant with the said Cecil V. Crowson, Jr. and Mary Jane C. Crowson 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 by taxes for the year 1973, a deed of trust of record in Book 3827, page 531, R.O.D.C., Tennessee, securing to First Federal Savings and Loan Association of Nashville balance of an indebtedness therein described and mechanics' and materialmen's liens for certain improvements not yet completed; an easement for right-of-way road and bridge of record in Book 971, page 368, subject to all of which this conveyance is made, and subject to the encumbrances hereinabove described, we, Carmack Cochran and wife, Dorothy S. Cochran, do further covenant and bind ourselves, our heirs and representatives, to warrant and defend the title to the said land to the said Cecil V. Crowson, Jr. an undivided one-fourth interest and Mary Jane C. Crowson an undivided one-fourth interest, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 28th day of December , 1973 .

Carmack Cochran

Dorothy S. Cochran

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Ann Sklar , a Notary Public in and for said County and State, the within named Carmack Cochran and wife, Dorothy S. Cochran, the bargainors, 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 28th day of December , 1973 .

Ann Sklar
Notary Public

My Commission Expires May 2, 1977

ANN SKLAR NOTARY PUBLIC DAVIDSON COUNTY, TENN.

IDENTIF. REFERENCE

DEC 31 12 22 PM '73

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TENN.

C 3 6 7 7 9

DEC31	CONV	10,000.00				
DEC31	ST'TAX		A*	26.00		
DEC31	PR'FEE		A*	.50		
DEC31	W'DEED		A*	4.00	*	30.50