This instrument prepared by: Thomas M. Black, Attorney at Law, #1894
223 Madison Street, Madison, Tennessee 37115

WARRANTY DEED

BOOK 4789 PAGE 21

THIRD

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
RALPH E. TURNER, ET UX (NAME:)	Third National Bank (NAME:)	10D-31510
Rt 2, Box 21 Campbell Rd (STREET ADDRESS OR ROUTE NUMBER)	Mortgage Loan Department (STREET ADDRESS)	Map 33-4
Goodlettsville, TN 37072 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37244 (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of ----------TEN AND 00/100----------
----------($10.00)---------- *DOLLARS*

cash in hand paid, and other good and valuable considerations, receipt of which is hereby acknowledged,

FEB19?? CONV 36,000.00
FEB19?? S'TAX A* 93.60
FEB19?? PR'FEE A* .50
FEB19?? W'DEED A* 6.00 * 100.10

We, JIM THROCKMORTON AND WIFE, BRENDA THROCKMORTON,
have bargained and sold, and by these presents do transfer and convey unto the said RALPH E. TURNER AND WIFE, ANITA S. TURNER, their
heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in the 10th, formerly 22nd Civil District of Davidson County, Tennessee, being part of Lots Nos. 3 and 4 on the Map of the Cole Lands, as of record in Book 58, page 47, Register's Office for said County, and as of record in Plan Book 1, page 100 of the Chancery Court, described according to a survey of Hal R. Swan, Jr., dated February 4, 1974, as follows:

BEGINNING at a point in the northerly margin of Campbell Road 50 feet easterly from the southeast corner of the property conveyed to Ben Lee Bolden, et ux, by deed of record in Book 2698, page 373, said Register's Office; thence north 0° 07' W 237.5 feet to a point; thence north 88° 39' W 130 feet to a point; thence north 0° 07' W 967.5 feet, more or less, to a point; thence easterly 429.7 feet, more or less; thence south 12° 57' W 624.0 feet, more or less, to a point; thence north 73° 25' W 63.25 feet to a point; thence south 0° 07' 18" E 395.38 feet to an iron pin; thence south 218.3 feet, more or less, to a pole; thence south 6° 21' 07" W 125.92 feet to a point in the northerly margin of Campbell Road; thence north 88° 39' 08" W 134.1 feet along the northerly margin of Campbell Road to the point of beginning.

Being part of the same property conveyed to Jim Throckmorton and wife, Brenda Throckmorton, by deed of record in Book 4319, page 540, and by a Deed of Correction, of record in Book 4547, page 168, Register's Office for Davidson County, Tennessee.

(continued)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 36,000.00

Subscribed and sworn to before me, this the 15th day of February 1974

Affiant

My commission expires: 11-12-75 (Affix Seal)

Notary Public

STATE OF TENNESSEE

This conveyance is expressly subject to the following: An easement which is retained by Grantors, their heirs and assigns, which said easement is described according to the survey of Hal R. Swan, Jr., as follows: An easement for a driveway and ingress and egress being fifty feet in width and at the southeast corner of the property herein conveyed at the northerly margin of Campbell Road and running along and adjacent to the easterly boundary line a distance of 739.60 feet, more or less; thence across the property herein conveyed in a northeasterly direction 100 feet, more or less, to a point in the easterly boundary line of the property herein conveyed, said point being at the north margin of said easement and being on the easterly boundary line 474.0 feet, more or less, south of the northeast corner of the property herein conveyed.

unimproved ( )
This is improved XX property, known as Campbell Road, Goodlettsville, Tennessee
(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 grantees, their *heirs and assigns, forever.*

And we *do covenant with the said* grantees *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 appears of record.

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* grantees, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 15th *day of* February, *19* 74, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Jim Thompson

James F. Taylor

Brenda Thompson

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 JIM THROCKMORTON AND WIFE, BRENDA THROCKMORTON,

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 15th day of February, 1974.

Thomas M Black
Notary Public

Commission Expires 11-12-75

THOMAS M. BLACK ★ NOTARY PUBLIC AT LARGE ★ STATE OF TENNESSEE

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.

FEB 19 8 AM '74
REGISTER
DAVIDSON COUNTY, TENN.
REFERENCE