BOOK 4794 PAGE 587

W A R R A N T Y D E E D

THIS INSTRUMENT WAS PREPARED BY
Catherine B. Duncan, Owner, Old Hickory Blve. Hermitage, Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Paul E. Neely (NAME)	Same (NAME)	Map 109
Rt.1,Stewarts Ferry Rd. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	P/o 195
Hermitage, Tenn.37076 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, ~~WE~~ I, Catherine B Duncan, a widow,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Paul E. Neely and wife, Sandra A. Neely,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

A tract consisting of 2.25 acres of land in the 4th Civil District of Davidson County, Tennessee partitioned by survey from land acquired by Ezelle and Catherine Duncan by warranted deed as recorded in Book 583, Page 267 in the records of Davidson County, Tennessee. Land conveyed by this instrument is as follows:

Beginning at the Northwest corner of Duncan's property On Stewarts Ferry Road at the juncture with Northeast corner of land now or formerly owned by Lether L. Stewart, thence S10°54'24"W 761.55 feet to an iron stake at Corps of Engineers monument, thence along land owned by US Corps of Engineers S69°17'58"E, 116.42 feet, thence in a line of land owned by Catherine Duncan, N13°15'16"E, 739.96 feet to a stake, thence in a line with the existing Stewarts Ferry Road N62°56'00"W, 151.00 feet to the beginning and containing 2.25 acres, more or less.

This is unimproved ( ) improved (X) property, known as Stewart Ferrys Road, Hermitage, Tenn.

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, unless otherwise herein set out; 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. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 8th day of March, 1974

Catherine B Duncan

STATE OF TENNESSEE
County

BOOK 4794 PAGE 588

Personally appeared before me, Paul David Godwin, a Notary Public in and for said County and State, the within named Catherine B. Duncan

the bargainor, with whom I am personally acquainted, and who acknowledged that She executed the within instrument for the purposes therein contained. Witness my hand and official seal at Hermitage, Tennessee, this 8th day of March 1974

Commission expires 1-30-77

Paul David Godwin
Notary Public

PAUL DAVID GODWIN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $12,000. Affiant Paul David Godwin

Subscribed and sworn to before me this 8th day of March 1974

Deputy Register W.W. Williams

C 44856

IDENTIF. REFERENCE

MAR 8 12 07 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

RECORDED

FROM Catherine B. Duncan

TO Paul E. Neely and wife, Sandra A. Neely

MAR-8	CONV	12,500.00			
MAR-8	S'TAX		A*	31.20	
MAR-8	PR'FEE		A*	.50	
MAR-8	W'DEED		A*	4.00	* 35.70

PAUL DAVID GODWIN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $12,000

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF March 19 74

Notary Public

MY COMMISSION EXPIRES: 1-30-77

(AFFIX SEAL)

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.