FORM NO. WD-1

BOOK 4888 PAGE 391

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 50,600.00

Emma C. Nicks
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10 DAY OF Feb 19 75

John R. Parker
Notary Public

MY COMMISSION EXPIRES: 5-16-76
(AFFIX SEAL)

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201
NAME ADDRESS

THIS INSTRUMENT WAS PREPARED BY

Mail to

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Emma C. Nicks (NAME)	Same (NAME)	Map 168
Route 5, South Harpeth Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 31
Nashville, Tennessee 37221 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	9D-41820

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, FRANK E. LIGGETT AND WIFE, LOIS G. LIGGETT

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO EMMA C. NICKS

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:

Land in the 9th, formerly the 14th, Civil District of Davidson County, Tennessee, described according to a survey by Jack Underwood, dated Feb. 3, 1975, as follows:

Beginning at a point in the center of S. Harpeth Road; thence, North 32° 48' 16" East, 25 feet to an iron pin on right of way of road; thence, North 32° 48' 16" East, 24.28 feet to an iron pin; thence, North 67° 22' 41" East, 594.43 feet to an iron pin; thence, North 26° 50' 00" West, 204.42 feet to an iron pin; thence, South 64° 35' 21" West, 697.61 feet to an iron pin on right of way of road; thence, South 64° 35' 21" West, 25 feet to center of South Harpeth Road; thence, with center of said road along curve with the following properties: delta is 16° 51' 44", Radius is 671.359 feet, Arc is 197.58 feet, and Tangent is 99.509 feet; thence, South 57° 11' 48" East, 24.79 feet to point of beginning, containing 3.00 acres, more or less.

Being a part of the same property conveyed to Frank E. Liggett and wife, Lois G. Liggett by deed by deed from Frank N. White and wife, Elizabeth Lee Greer White of record in Book 3979, page 597, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as Rt. 5, South Harpeth Road, Nashville, Tennessee 37221
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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 our hand s this 10th day of February, 19 75

Frank E. Liggett

Lois G. Liggett

STATE OF TENNESSEE
Davidson County

BOOK 4888 PAGE 392

Personally appeared before me, John R. Parker, a Notary Public in and for said County and State, the within named Frank E. Liggett and wife, Lois G. Liggett

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 10 day of February 1975

Commission expires 5-16-76

John R. Parker
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM Frank E. Liggett and wife, Lois G. Liggett

TO Emma C. Nicks

C 87126

IDENTIF. REFERENCE

FEB 10 3 35 PM '75

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

FEB 10 75	CONV	50,600.00			
FEB 10 75	S'TAX		A*	131.56	
FEB 10 75	PR'FEE		A*	.50	
FEB 10 75	W'DEED		A*	4.00	* 136.06