File Box C

BOOK 4912 PAGE 899

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
C.W. SMITH & BOBBY LAWSON	C.W. SMITH	
(NAME) 974 MURFREESBORO RD	(NAME) 974 MURFREESBORO RD	MAP 106-16
(STREET ADDRESS OR ROUTE NUMBER) NASHVILLE, TN.	(STREET ADDRESS) NASHVILLE, TENN.	PAR 73
(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, Henry Hudson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO C. W. Smith and Bobby Lawson

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 lying and being in the 16th Councilmanic District of Davidson County, Tennessee, being shown as Lot No. 3 on the Plat of Millwood, Section 3, of record in Book 4595, page 190, Register's Office for Davidson County, Tennessee, being more particularly described as follows:

Beginning at a point, said point being the most northwesterly corner of said Lot No. 3; thence North 41° 00' East for a distance of 175.00 feet to a point; thence South 49° 00' East for a distance of 115.61 feet to a point; thence South 45° 59' West for a distance of 175.66 feet to a point in the easterly margin of Murfreesboro Road; thence along said margin of Murfreesboro Road North 49° 00' West for a distance of 100.35 feet to the point of beginning.

Being part of the same property conveyed to Millwood Development Company, a joint venture composed of John William Thoni and wife, Louise Flury Thoni, as to one-half and Henry Hudson as to one-half, by two deeds: one from Sue Adams Andrews and Nelson C. Andrews, Trustee, of record in Book 4566, page 716, and the other from John William Thoni and wife, Louise Flury Thoni and Henry Hudson, of record in Book 4314, page 341, Register's Office for Davidson County, Tennessee; said property having become vested solely in Henry Hudson upon termination of the Millwood Development Company joint venture by assignment from John W. Thoni and wife, Louise F. Thoni, a declaration of the termination of said joint venture being of record in Book 4599, page 296, Register's Office of Davidson County, Tennessee.

unimproved ( )
This is improved ( ) property, known as (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 successors, assigns 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 15th day of May, 1975

Henry Hudson
Henry Hudson

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 1912 PAGE 900

Personally appeared before me, Jo Ann Smith, a Notary Public in and for said County and State, the within named Henry Hudson, the bargainor with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 15 day of May, 1975

Commission Expires: March 21, 1979

Jo Ann Smith
Notary Public

JO ANN SMITH NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $62,500)

Affiant)

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF May 1975.

Deputy Register

_____, a Notary Public within and for the State and County d_____, with whom I am personally acquainted and who upon (his oath, ves) 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 purpose 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 ____day of_____, 19__.

My Commission Exptres: _____

Notary Public

WARRANTY DEED

FROM
HENRY HUDSON

TO
C. W. SMITH AND BOBBY LAWSON

C 98437

IDENTIF. REFERENCE

MAY 15 12 36 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

RETURN TO: Dearborn & Ewing
ATTORNEYS
NASHVILLE, TENN.

File Box 6

MAY 15 75	CONV	62,500.00		
MAY 15 75	S'TAX		A* 162.50	
MAY 15 75	PR'FEE		A* .50	
MAY 15 75	WDEED		A* 4.00	* 167.00

STATE OF _____)
COUNTY OF _____)

The actual consideration or value, whichever is greater, for this conveyance is $_____

Subscribed and sworn to before me this____day of_____, 19__.

My Commission Expires: _____

Notary Public