This instrument was prepared by:
EDWARD SEDDON, Attorney-at-Law
1102 KERMIT DRIVE - SUITE 203
NASHVILLE, TENNESSEE 37217

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 34,900.00

Affiant

Subscribed and sworn to before me, this the 20th day of MAY, 1975.

Notary Public

My Commission Expires:

Tax Key No. 5D-25001
Map 173
Parcel 53

WARRANTY DEED

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, JOHN W. ALBRIGHT(same as J. W. Albright) and wife, MARGARET ALBRIGHT, hereinafter called the grantors, have bargained and sold, and by these presents do transfer and convey unto ROBERT W. MC COMB and wife, SHARON MC COMB, hereinafter called the grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, and being more particularly described as follows: to-wit:

BEGINNING in the center of Barnes Lane, said point of beginning being the northwest corner of the tract of land herein conveyed; running thence with the center of said Lane, north 60 3/4° west 18.60 poles; thence north 65 1/4° west 21.60 poles, thence north 28 1/2° west 4 poles; thence south 3 1/2° west 60.18 poles to the south line of the tract of land herein conveyed; thence south 89 1/2° east 39.61 poles to a stone; thence north 3 1/4° east 38.81 poles to the place of beginning, containing 12 acres, and being off of the southeast corner of Lot No.1, of the land of Mrs. Bettie B. King.

BEING the same property conveyed to J. W. Albright(same as John W. Albright) by deed from Jas. E. Covington, Clerk and Master of record in Book 2738, Page 471, Register's Office, Davidson County, Tennessee.

INCLUDED in the above description, but expressly excluded from this conveyance is a certain tract or parcel of land conveyed to Gerald Sullivan et ux Gracie M. Sullivan by deed from J. W. Albright and wife, Margaret Albright of record in Book 4190, Page 749, and being described as follows: Beginning at a point in the center line of Barnes Road, said point being 2,010 feet more or less along said road east of the center line of Nolensville Road, and being the northwest corner of the Albright tract conveyed by deed of record in Book 2738, Page 471, said Register's Office; thence from said point of beginning and with the center line of said Barnes Road along a curve to the left, having a radius of 409.3 feet more or less, 198.0 feet to a point; thence with said center line south 66° 30' east 42.0 feet to a point in the center line of Barnes Road; thence south 10° 22' west 891.0 feet to an iron pin; thence north 89° 30' west 100.0 feet to a corner post; thence north 3° 30' east 1,010 feet to the point of beginning; containing 3.25 acres more or less, including 0.14 acres within the right-of-way of Barnes Road.

THIS conveyance is subject to an easement on said property in favor of Davidson County, Tennessee for highway purposes and the widening of Barnes Lane, described as follows: Beginning at the southerly margin of Barnes Lane at a point in the westerly line of the Holt property, running southerly along said line 17 feet to a point, thence easterly 262 feet to a point in the margin of Barnes Lane,

thence westerly along said line to the beginning, composing approximately 5 one-hundredths of an acre.

THIS conveyance, however, is subject to any restrictions, easements and rights-of-way of record.

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 hands this 20th day of MAY, 1975.

C99084

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IDENTIF. REFERENCE

MAY 20 11 43 AM '75
FELIX A. JOHNSON REGISTER
DAVIDSON COUNTY, TENN.

John W Albright
John W. Albright

Margaret Albright
Margaret Albright

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, EDWARD L EDDIN, a Notary Public in and for said County and State, the within named John W. Albright and wife, Margaret Albright, 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 offfcial seal at NASHVILLE, Tennessee, this 20th day of MAY, 1975.

Edward L Eddin
Notary Public

EDWARD L EDDIN NOTARY PUBLIC AT LARGE STATE

My Commission Expires: 1-4-78

Send Tax Bills To: Buyer
ROBERT W. McCOMB
RT 1 BOX 73
Mail ANTIOCH, TENN 37013

MAY20'75	CONV	34,900.00			
MAY20'75	S'TAX		A*	90.74	
MAY20'75	PR'FEE		A*	.50	
MAY20'75	W'DEED		A*	4.00	* 95.24