INSTRUMENT PREPARED BY:
David B. Herbert
DAVID B. HERBERT
ATTORNEY NASHVILLE, TENN.

WARRANTY DEED jpr

BOOK 4944 PAGE 120

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
13D 50040	James W. McWater and Reba Trusty	New Owners 6459 Charlotte Road Cr. Nashville, Tennessee 37209
FIELD BOOK NUMBER(S) 11-6-74	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
		PROPERTY IS ☐ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00), cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged; I,

INEZ EDWARDS, A widow

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JAMES W. McWATER and REBA TRUSTY,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in the 13th Civil District of Davidson County, Tennessee, described according to a survey made by Hickerson & Hickerson, Engineers, August 18, 1964, as follows:

Beginning at a point on the easterly margin of Old Hickory Boulevard, said point being 1749 feet south from a point in the southern boundary line of the property conveyed to Joe W. Collier et al, of record in Book 3571, page 89, Register's Office for said County; thence north 54° 30' East 1445.5 feet; thence south 28° 30' East 280 feet; thence south 61° 30' West 1450.6 feet to the easterly margin of Old Hickory Boulevard; thence with the same north 18°05' West 100 feet to the beginning.

Being part of the property conveyed to J. C. Edwards and wife, Inez Edwards, by deed from Lucy Betty West, of record in Book 3830, page 633, Register's Office for said County, the said J. G. Edwards having since died.

This conveyance is subject to restrictions of record in Book 3830, page 633, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 11th day of August, 1975.

Inez Edwards
INEZ EDWARDS

BOOK 4944 PAGE 121

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Jerry Blair, a Notary Public in and for the State and County aforesaid, personally appeared the within named INEZ EDWARDS,

the bargainor(s), 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 Nashville, Tennessee, this, the 11 day of Aug, 19 75.

Jerry W. Blair
Notary Public

My commission expires: May 13, 1979

JERRY W. BLAIR NOTARY PUBLIC DAVIDSON COUNTY, TN.

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), 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, the _____ day of _____, 19____.

_____
Notary Public

My commission expires:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Janice W. McKinley → $6,000
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8 DAY OF August 19 75

MY COMMISSION EXPIRES: 10-31-76 (AFFIX SEAL) Dorothy M. Bass
Notary Public

PUBLIC DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

INEZ EDWARDS

TO

JAMES McWATER AND

REBA TRUSTY

D 12276

IDENTIF. REFERENCE

AUG 21 1 34 PM '75

FELIX REGISTER
DAVIDSON COUNTY, TENN.

Return to: ORTALE, KELLEY, HERBERT & CRAWFORD
14th Flr. 3rd Natl. Bk. Bldg.
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____ AUG 21 IN CONV *6,000.00 a Notary Public in and for the State and County aforesaid, personally appeared _____ AUG 21 IN S TAX and * 15.60 _____, with whom I am personally acquainted and who upon oath acknowledged * .50 _____ to be the _____ and _____ AUG 21 IN W DEED, respectively, of * 4.00 * 20.10 _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

_____
Notary Public

My commission expires: