ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO: BOOK 4949 PAGE 483	MAP-PARCEL NUMBERS:
W. D. Settle, Jr. (NAME)	Same (NAME)	Map 39
1535 McGavock Pike (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 93
Nashville, Tennessee (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of Ten and 00/100 ---------- ($10.00) ---------- DOLLARS cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged,

James W. Larkin, Jr. and wife, Judy Lee Larkin have bargained and sold, and by these presents do transfer and convey unto the said W. D. Settle, Jr.

the GRANTEES herein, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in the 14th Civil District of Davidson County, Tennessee, being shown as Tract No. II on a survey dated July 14, 1975, made by Charles R. Simmons, Surveyor, and according to said survey is described as follows:

BEGINNING at an iron spike in the center of Simpkins Road, the original northeast corner of this tract in said road; thence leaving said road north 29° 31' west 388.0 feet to an iron pin; thence north 84° 47' west with a fence line 840.23 feet to an iron pipe near a 3-foot oak tree; thence north 49° 30' west 1,368.5 feet (generally with said fence line) to an iron pipe; thence north 62° 17' west (generally with said fence line) 546.20 feet to a corner post and iron pin; thence south 16° 03' west 200.0 feet to an iron pin (generally with said fence line); thence leaving said fence line along a newly surveyed line, south 54° 10' east 2,120.0 feet to an iron pin and south 83° 08' east 841.0 feet crossing a branch and passing an iron pin between said branch and Simpkins Road, to a nail in said road in the original line; thence with said road, north 20° 15' east 215.90 feet to the beginning, containing 22.06 acres, more or less.

Being the same property conveyed to James W. Larkin, Jr. and wife, Judy Lee Larkin, by deed from James W. Larkin, Sr. and wife, Catherine R. Larkin, of record in Book 4941, page 945, Register's Office for said County.

unimproved ( )
This is improved ( ) property, known as Route 1, Simpkins Road (House Number) (Street)
Whites Creek, Tennessee (P. O. Address) (City or Town) (Zip Code)

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.

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.

Witness our hands this 15th day of August, 19 75.

James W. Larkin, Jr.

Judy Lee Larkin

This instrument Prepared by:
H. WILLIAM SCOTT
ATTORNEY AT LAW

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4949 PAGE 484

Personally appeared before me, H. William Scott, III, a Notary Public in and for said County and State, the within named James W. Larkin, Jr. and wife, Judy Lee Larkin

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, this 1st day of August, 19 75.

My commission expires November 30, 1976 Notary Public H. William Scott III

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 12,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

James Winston Larkin Jr.

Sworn to and subscribed before me
this 15th day of August, 19 75.

My commission expires Nov. 30, 1976 Notary Public _____

This instrument was prepared by:

H. William Scott, III, Attorney at Law, 3716 Hillsboro Road, Nashville, Tenn. 37215

Name Address

SEP 10 10 CONV 12,000.00
SEP 10 75 STAX A* 31.20
SEP 10 10 PR FEE A* .50
SEP 10 10 W DEED A* 6.00 * 37.70

WARRANTY DEED

FROM James W. Larkin, Jr. and wife, Judy Lee Larkin

TO W. D. Settle, Jr.

D 14901

IDENTIFICATION REFERENCE T

SEP 10 8 43 AM '75

REGISTER DAVIDSON CO., TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

This conveyance is made subject to 1975 taxes, a lien but not yet due and payable.

This conveyance is made subject to a Deed of Trust from James W. Larkin, Sr. and wife, Catherine R. Larkin, to Louise R. Linx, Trustee, of record in Book 4457, page 949.

This conveyance is made subject to the following:

(a) Title to that portion of the premises embraced within the bounds of any roads or highways.

(b) Easement for flow of creeks and/or branches.

(c) All restrictions of record.

This Instrument Prepared By
H. WILLIAM SCOTT, III
ATTORNEY AT LAW
8716 HILLSBORO ROAD
NASHVILLE, TENNESSEE 37215