BOOK 4950 PAGE 122

This Instrument Was Prepared By
GOODALL AND BONE
ATTORNEYS AT LAW
Goodall Building, Court Square
Gallatin, Tennessee

OATH

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ NONE, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me, this, the ___ day of _____, 19____.

(SEAL)

Notary Public

My Commission Expires:

Burgert
SEND TAX BILLS TO:
Annie K. Gunter
Rt 1 Box 23
Westmoreland, Tenn

135
198
PW

WARRANTY DEED

SEP 11 MISC A* 4.00 * 4.00

FOR AND IN CONSIDERATION of the sum of ONE AND NO/100 ($1.00) DOLIAR, cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, I, WALTER R. GUNTER , have this day bargained and sold and by these presents do hereby transfer and convey unto ANNIE K. GUNTER, her heirs and assigns, forever, all my right, title and interest in and to the following described tract or parcel of land, to-wit:

A certain tract or parcel of land situated in the 2nd (formerly the 5th) Civil District of Davidson County, Tennessee, and described according to a survey made by Watkins & Murray, Surveyors on November 14, 1947, as follows:

BEGINNING in the center of Steel Road, at the southwest corner of the property conveyed to Calvin B. Smith and wife, by deed from Grover C. Redmon and wife, of record in Book 1969, Page 462, Register's Office for said Davidson County; thence with said Smith's southern boundary line, South 81° 30' East 470.2 feet to an iron pin in the Western boundary line of the property conveyed to William P. Neal and wife, by deed from C. L. Hall and wife, of record in Book 1195, Page 653, said Register's Office; thence with said Neal's Western boundary line, South 2° 45' West 379.4 feet and South 9° West 100 feet to the Northerly margin of Smiths Springs Road; thence with same, North 56° West 538.3 feet to the intersection of the Northerly margin of said Smiths Springs Road and the center line of said Steel Road; thence with the center of said Steel Road, North 5° 15' East 247 feet to the beginning, containing 3.90 acres, more or less.

BEING the same tract or parcel of land conveyed to Walter R. Gunter and wife, Annie K. Gunter by deed from J. A. Davy and wife, Lola May Davy, by deed dated June 14, 1956, and of record in Deed Book 2544, Page 144, in the Register's Office for Davidson County, Tennessee.

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ATTORNEYS AT LAW
GALLATIN TENN

This conveyance is made subject to restrictive covenants contained in deed from Gurdon Saltonstall and wife, to J. A. Davy and wife, of record in Book 1558, Page 619, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the above described tract or parcel of land together with all the improvements thereon and the appurtenances thereunto belonging unto the said ANNIE K. GUNTER, her heirs and assigns, forever.

AND I DO COVENANT with the said Grantee, that I am lawfully seized and possessed of said property, that I have a good and lawful right to sell and convey the same, and that it is free from any lien or encumbrances whatsoever, EXCEPT for above mentioned Restrictions of record.

AND I DO FURTHER COVENANT and bind myself, my heirs and representatives, to warrant and defend the title thereto against the lawful claims and demands of all persons whomseover.

IN TESTIMONY WHEREOF, I have hereunto set my signature this the 9 day of September, 1975.

D 1 5 1 8 4

T IDENTIF. REFERENCE

SEP 11 1 36 PM '75
FELIX A. DON REGISTER
DAVIDSON COUNTY, TENN.

Walter R. Gunter
WALTER R. GUNTER

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned, a Notary Public in and for the said county and state, the within named bargainor, WALTER R. GUNTER, with whom I am personally acquainted and who acknowledged that he executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal at Gallatin, Tennessee, this the 9th day of September, 1975.

NOTARY PUBLIC SUMNER COUNTY, TENN. LORETTA ANN McCOIN

Loretta Ann McCoin
NOTARY PUBLIC

SEAL

My Commission Expires:
9/21/77

GOODALL & BONE
ATTORNEYS AT LAW
GALLATIN, TENN