BOOK 4954 PAGE 565

Return to:
THIRD NATIONAL BANK
Mortgage Loan Department

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
Edmond F. Rucker, et ux	THIRD NATIONAL BANK	145-10
(NAME)	(NAME)	58
1318 Otter Creek Road	MORTGAGE LOAN DEPARTMENT	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee 37244	
(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, John W. Rucker and wife, Ruth C. Rucker

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Edmond F. Rucker and wife, Joyce C. Rucker,

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:

A tract of land in the 7th, formerly 11th, Civil District of Davidson County, Tennessee, described as follows: BEGINNING at a point in the center line of Otter Creek Road, 1663.1 feet westerly from the center line of Granny White Pike, being 125 feet west from the southwest corner of the property conveyed to C. L. Liggett, by deed from H. M. Burnette and wife, of record in Book 911, page 459, Register's Office for said County; thence along the center line of Otter Creek Road, north 85-1/4° west 75 feet to the southeast corner of a tract of 3.18 acres conveyed to George W. Keiffer by deed from James G. Campbell and wife, of record in Book 1006, page 168, said Register's Office, and now owned by Carter Blankenship; thence along Blankenship's easterly line, northwardly 720 feet more or less to a point in the south line of the lands of H. Overton; thence along Overton's south line, south 82-1/2° east 75 feet to a point which is 1690 feet more or less westerly from the center line of Granny White Pike, as measured along the said Burnette's north line; thence southerly 720 feet more or less to the point of beginning.

Being the same property conveyed to John W. Rucker by Trustee's Deed from William N. Dearborn, Trustee, of record in Book 4867, page 792, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 1318 Otter Creek Road, Nashville, Tennessee
(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 our hands this 23rd day of Sept, 19 75

John W. Rucker

Ruth C. Rucker

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

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Personally appeared before me, undersigned, a Notary Public in and for said County and State, the within named John W. Rucker and Ruth C. Rucker, 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, Tennessee this 24 day of Sept, 1975

Commission Expires: 1-29-77

Dorothy A. Crafton
Notary Public

CRAFTON · NOTARY PUBLIC · DAVIDSON COUNTY, TENN.

STATE OF)

COUNTY OF)

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon (his oath, their several oaths) acknowledged (himself, themselves) 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 Expires: _____

Notary Public

#3318

Return To:

THIS WARRANTY DEED Mortgage Loan Department

FROM JOHN W. RUCKER

TO EDMOND E. RUCKER et ux

D 17160

IDENTIF. REFERENCE

SEP 25 11 16 AM '75

FELIX E. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

RETURN TO: Dearborn & Ewing
ATTORNEYS
NASHVILLE, TENN.

SEP 25 75	CONV	25,000.00			
SEP 25 75	S'TAX		A*	65.00	
SEP 25 75	PR'FEE		A*	.50	
SEP 25 75	W'DEED		A*	4.00	* 69.50

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is $ 25,000.00

Subscribed and sworn to before me this 25 day of Sept, 19 75

Edmond E. Rucker

My Commission Expires: 8-17-76

NOTARY PUBLIC

Notary Public

STATE OF TENN. NOTARY PUBLIC DAVIDSON COUNTY