# WARRANTY DEED

STATE OF TENNESSEE §
COUNTY OF DAVIDSON §

The actual consideration or value, whichever is greater, for this transfer is $300.00.

Frances Brown Burkett
Affiant

Subscribed and sworn to before me this 22 day of September, 1975.

Notary Public

My Commission expires: 4-22-78

(Seal)

THIS INSTRUMENT PREPARED by Claude Callicott, Attorney at Law, 513 Nashville City Bank & Trust Building, Nashville, Tennessee 37201.

mail to

| New Owner | Send Tax Bills to | Map & Parcel |
|---|---|---|
| Roger Coleman Brown & Mildred Christine Brown McCrory Lane, Route 1 Kingston Springs, Tenn. 37082 | Same | Map No. 141 Parcel No. 26 |

For and in consideration of the sum of Three Hundred Dollars ($300.00) paid in cash by Roger Coleman Brown and wife, Mildred Christine Brown, to Frances Ann Brown Burkett, the receipt of which is hereby acknowledged, I, Frances Ann Brown Burkett, have bargained and sold and do hereby transfer and convey unto the said Roger Coleman Brown and wife, Mildred Christine Brown, their heirs and assigns, all my right, title and interest, it being an undivided one-fifth (1/5) interest, in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

A tract of land in the Ninth Civil District of said County and State, described as follows:

Beginning on the northeasterly margin of the New McCrory Road, formerly Beech Creek Road, at a point south 40° east 12 poles, south 54° east 31-3/5 poles, south 57° east 54 poles, south 3° west 14-2/5 poles, south 85° east 25-1/2 poles, south 30° east 49 poles, and south 48-3/4° east 7 poles from the northeast corner of the property conveyed to Roger N. Hutton by deed from W. D. Hutton et al, Executors, of record in Book 962, page 454, Register's Office for said County, said beginning point being at the intersection of the center line of the old road and the northeasterly margin of the new road; thence with the northeasterly margin of said new road southeastwardly 364 feet to a turn in said road; thence with said road westwardly 20 feet to the northeasterly margin of said new road, continuing with the northeasterly margin of said new road southeastwardly 178 feet to the center of said old road; thence with the center of said old road in a northeasterly, northerly and northwesterly direction 725 feet to the beginning, containing 1.05 acres, mor or less.

Being the same property conveyed to Sallie Hutton Brown by deed from Roger N. Hutton et ux, of record in Book 2546, page 599, Register's Office for Davidson County, Tennessee; and by Sallie Hutton Brown to Frances Ann Brown Burkett et al, by deed in Book 2645, page 255, said Register's Office.

To have and to hold said undivided one-fifth (1/5) interest in said tract or parcel of land, with the appurtenances,

, interest
estate/and title thereto belonging, to the said Roger Coleman Brown and wife, Mildred Christine Brown, their heirs and assigns forever. And I do covenant with the said Roger Coleman Brown and Mildred Christine Brown that I am lawfully seized and possessed of said undivided one-fifth (1/5) interest in said land in fee simple, have a good right to convey it and the said interest is unencumbered except for 1975 taxes.

I, Frances Ann Brown Burkett, do further covenant and bind myself, my heirs and representatives to warrant and forever defend the title to the said undivided one-fifth (1/5) interest in said land to the said Roger Coleman Brown and wife, Mildred Christine Brown, their heirs and assigns, against the lawful claims of all persons whomsoever.

I further covenant that at the time I am an unmarried person.

Witness my hand this 22 day of September, 1975.

Frances Ann Brown Burkett

STATE OF TENNESSEE §
COUNTY OF DAVIDSON §

Personally appeared before me, Frances Ann Brown Burkett, a Notary Public in and for said County and State, the within named Frances Ann Brown Burkett, the bargainor, 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 at office, this 22 day of September, 1975.

Notary Public

My Commission expires:

4-22-78

FRANCES JEAN JORDAN NOTARY PUBLIC SUTHERLAND COUNTY, TENN.

IDENTIF. REFERENCE →

D 19988

OCT 15 1 57 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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| OCT 15 75 | CONV | * 300.00 | | | | |
| OCT 15 75 | S'TAX | | A* | .78 | | |
| OCT 15 75 | PR'FEE | | A* | .50 | | |
| OCT 15 75 | W'DEED | | A* | 4.00 | * | 5.28 |