Map 165 Par 7
Map 165 Par 7

MAP:
PARCEL:

SEND TAX BILLS TO:

NAME: Lawrence A. Mayfield
ADDRESS: Hamilton Church Road
Nashville, Tennessee

NAME AND ADDRESS OF NEW OWNER:
Lawrence A. Mayfield
Hamilton Church Road
Nashville, Tennessee

This Instrument Prepared from Information Furnished by the Parties by:
DAVID G. BOLIN, Attorney
U.S. 41 South
Smyrna, Tennessee 37167

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NOV24'75 MISC B* 6.00 * 6.00

STATE OF TENNESSEE
DAVIDSON COUNTY

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid, and other good and valuable consideration, receipt of which is hereby acknowledged;

We, the undersigned LAWRENCE A. MAYFIELD and wife, MARY FRANCES MAYFIELD, have bargained and sold and do hereby transfer and convey unto LAWRENCE A. MAYFIELD and wife, MARY FRANCES MAYFIELD, their heirs and assigns, forever that certain parcel of real estate situated in the 2nd Civil District of Davidson County, State of Tennessee, and being further described as follows, to-wit:

Tract #1: Beginning at a point in the center of the Hamilton Church Public Road at the NW corner of the Four Corners Public School lot; thence with the center of said road, N 86° 52' W 226.1 feet to a point in the center of said road; thence S. 3° 50' W 412 feet to a point; thence S 73° 30' E to a point in the fence line; thence with the fence line along the side of the old road N 1° 02' E 300 feet to a point, which is the SE corner of the Four Corners Public School lot; thence with the fence line N 85°32' W 145.6 feet to a point which is the SW Corner of the Four Corners Public School lot; thence with the fence line N 0° 55' W 213.7 feet to the center of the Hamilton Church Public Road, the point of beginning. Said tract contains three and one-half (3-1/2) acres. Included in the above description but excluded from this conveyance is a parcel sold to L. A. Mayfield in May of 1973. This is IMPROVED property located on Hamilton Church Road, Nashville, Tennessee.

Tract #2: Beginning at an iron pin in the center of Hamilton Church Road, being the Northwest property corner of Mrs. William Painter; thence with Painter's West property line and continuing on in a straight line South 0°55' East 283.0 feet to an iron pin; thence North 70° 20' West 109.5 feet to an iron pin; thence North 5° 15' West 251.0 feet to a nail in the center of Hamilton Church Road; thence with the center of said road South 87° 10' East 104.5 feet to the beginning.

RECORDER'S MEMO: Legibility of writing, typing or printing unsatisfactory when document is received.

Being the same property conveyed to the undersigned by deed of record in Book 4809, page 148, and Book 4706, page 499, Register's Office of Davidson County, Tennessee.

This conveyance is made subject to all restrictive covenants, easements and setback lines affecting the hereinabove described property; AND, to all zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD the said tract or parcel of land in fee simple, together with all of the appurtenances, estate and title thereunto belonging unto the said Grantees herein, their heirs and assigns forever.

AND, we do covenant with the said Grantees herein that we are lawfully seized and possessed of said land in fee simple; have a good right to convey the same; and the same is unencumbered except as above-noted, the Grantees will pay the 1975 taxes.

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 herein, their heirs and assigns, against the lawful claims of all persons, whomsoever.

Possession of the within-described property will be given to the Grantees herein with Deed.

WITNESS OUR HANDS, this 23 day of NOVEMBER, 1975.

Lawrence A. Mayfield
LAWRENCE A. MAYFIELD

Mary Frances Mayfield
MARY FRANCES MAYFIELD

STATE OF TENNESSEE]
Rutherford]
~~DAVIDSON~~ COUNTY]

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within-named LAWRENCE A. MAYFIELD and MARY FRANCES MAYFIELD, the bargainors, with whom I am personally acquainted; and who acknowledged that they executed the foregoing (WARRANTY DEED) instrument for the purposes therein contained.

WITNESS MY HAND and official seal at office in SMYRNA, Tennessee, this 23 day of NOVEMBER, 1975.

Notary Public

My Commission Expires:
2-19-78

RECORDER'S NOTE
Legibility of Writing, Typing or Printing in this Document Unsatisfactory When Received.

DAVID S. ... NOTARY PUBLIC AT ...

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STATE OF TENNESSEE

RUTHERFORD COUNTY

I HEREBY SWEAR OR AFFIRM, THAT THE ACTUAL CONSIDERATION OR ~~THE FAIR MARKET VALUE~~ OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER, IS $ Love

Lawrence A Mayfield
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23 DAY OF NOV 19 75

NOTARY PUBLIC

MY COMMISSION EXPIRES: 2-19-78

DAVID G. BOLIN NOTARY PUBLIC AT LARGE STATE OF TENN.

D 25617

IDENTIFICATION REFERENCE

Nov 24 11 35 AM '75

FEE $ REGISTER
DAVIDSON COUNTY, TENN.