# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| James F. McClure Sr. (NAME:) | Same (NAME:) | 30 |
| 209 Redondo Ct. No. (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | 35 |
| Hendersonville, TN 37075 (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

*For and in Consideration of the sum of* Twenty Thousand & 00/100 ($20,000.00) ---------- *DOLLARS* cash in hand paid by the hereinafter named grantees; we,

LOGAN B. RAGLAND and wife, EDITH C. RAGLAND,

*have bargained and sold, and by these presents do transfer and convey unto the said* grantees, JAMES F. McCLURE, SR. and wife, DOROTHY R. McCLURE, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being a tract of land in the 14th Civil District of Davidson County, described according to a survey prepared by John B. Rainey, dated December 8, 1975 and revised December 19, 1975, as follows:

TRACT NO. I:
Beginning at a point in the northeasterly margin of White's Creek Pike at the northwesterly corner of the T. G. Scurlock property, as of record in Deed Book 4198, page 177, Register's Office for said County; thence leaving said Scurlock property with the margin of White's Creek Pike, the following courses and distances: N. 50° 19' W. 461.96 feet to a point; thence N. 37° 25' W. 491.91 feet to a point; thence N. 14° 48' 30" W. 165.47 feet to a point; thence leaving said Pike N. 65° 48' E. 602.66 feet to a point; thence N. 14° 48' 30" W. 220.0 feet to a point; thence N. 79° 46' E. 213.97 feet to a point; thence S. 67° 35' 30" E. 66.94 feet to a point; thence N. 55° 36' E. 378.23 feet to a point; thence N. 45° 59' E. 224.87 feet to a point; thence N. 71° 59' E. 73.30 feet to a point; thence N. 57° 47' E. 164.63 feet to a point; thence N. 48° 29' 30" E. 150.52 feet to a point; thence N. 51° 43' E. 324.60 feet to a point; thence N. 57° 35' 30" E. 198.54 feet to a point; thence N. 66° 57' E. 487.0 feet to a point in the boundary line of the Julia Whitehead property, as of record in Book 469, page 13, Register's Office for said County; thence with said Whitehead property the following courses and distances: S. 75° 58' E. 143.0 feet to a point; thence S. 62° 28' E. 198.0 feet to a point; thence S. 49° 13' E. 180.0 feet to a point in the

This instrument was prepared by Rebecca Thomas, Attorney
300 James Robertson Parkway, Nashville, Tennessee 37201

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 20,000.00

Affiant

Subscribed and sworn to before me, this the 19th day of January 19 76

Notary Public

My commission expires 7-1-79

(Affix Seal)

Bettie White property, as of record in Book 361, page 243, said Register's Office; thence with said White property, S. 60° 28' E. 285.0 feet to a point; thence continuing N. 76° 32' E. 285.0 feet to a point in the N. G. Simons property, as of record in Book 4490, page 732, said Register's Office; thence S. 1° 32' W. 825.0 feet to a point in the J. W. Hobbs property, as of record in Book 1972, page 182; thence N. 84° 42' W. 1735.33 feet to a point in the Walter L. Simpkins property, as of record in Book 4928, page 209; thence with said Simpkins lands the following courses and distances: S. 1° 17' W. 239.0 feet to a point; thence S. 21° 58' E. 478.0 feet to a point; thence S. 43° 28' W. 165.0 feet to a point; thence S. 56° 17' W. 231.0 feet to a point; thence S. 81° 32' 30" W. 363.0 feet to a point; thence S. 63° 01' 30" W. 132.0 feet to an iron pin by a marked oak fence in the northeasterly corner of the aforementioned T. G. Scurlock property; thence with the same S. 43° 32' W. 510.92 feet to the point of beginning.

Being part of the same property conveyed to Logan B. Ragland and wife, Edith C. Ragland by deed from Annie B. Robinson of record in Book 4511, page 163, and re-recorded in Book 4606, page 209, Register's Office for Davidson County, Tennessee.

This is unimproved ( X ) improved ( ) property, known as Tract of land on White's Creek Pike (House Number) (Street) P. O. Address: (City or Town)

*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.*

*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.*

*Witness* our hands *this* 15th *day of* January, 19 76, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Logan B. Ragland
Logan B. Ragland

Edith C. Ragland
Edith C. Ragland

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, William H. Cameron, a Notary Public in and for said County and State, the within named Logan B. Ragland and wife, Edith C. Ragland,

the bargainor, 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 19th day of January, 1976.

William H. Cameron, Notary Public.

Commission Expires 17 Oct '77

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STATE OF
COUNTY OF

Personally appeared before me, ....., a Notary Public in and for said County and State, the within named .....

.....

.....

the bargainor....., with whom I am personally acquainted, and who acknowledged that.....

executed the within instrument for the purposes therein contained.

Witness my hand and official seal at....., this.....

day of....., 19.....

....., Notary Public.

Commission Expires.....

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ....., a Notary Public of the State and County aforesaid, personally appeared....., with whom I am personally acquainted, and who, upon oath, acknowledged.....self to be..... .....of the ....., the within named bargainor, a corporation, and that .....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by.....self as.....

Witness my hand and seal, at office in....., this.....day of....., 19.....

.....
Notary Public

Commission Expires.....

# WARRANTY DEED

FROM

LOGAN B. RAGLAND, ET UX

TO

JAMES F. McCLURE, SR.,

ET UX

D 3 2 5 9 1

FELIX DAVIS, REGISTER
DAVIDSON COUNTY, TENN.

JAN 19 1 43 PM '76

JAN 1976 COMP
JAN 1976 STAX 20,000.00
JAN 1976 RFEE B* 52.00
JAN 1976 B* .50
B* 8.00
* 60.50

Compliments of
**Chicago Title Insurance Company**
First Floor — First American Center
Deadrick Street
Phone 255-4631
NASHVILLE, TENNESSEE 37208

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