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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 19,000.00

James C. Beaty
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF January, 1976

Notary Public

MY COMMISSION EXPIRES: 1-29-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Peggy Akin, 905 Gallatin Road, Madison, Tennessee 37115
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James C. Beaty, etux (NAME)	New Owners (NAME)	54-15-13
649 Highland View Court (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage, Tenn. 37076 (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 I, J. R. Coarsey, Trustee

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James C. Beaty and wife, Jane W. Beaty

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:

Land in Davidson County, Tennessee, being Lot No. 304 of Brandywine Farms Section 17, of record in Book 4860, page 70, said Register's Office.

Said Lot No. 304 fronts 160.0 feet on the easterly side of Willow Bough Lane and runs back between parallel lines 250.0 feet to a line in the rear which measures 160.0 feet.

Being part of the same property conveyed to J. R. Coarsey, Trustee by deed from B. C. & D. Company, Inc., of record in Book 4439, page 275, Register's Office for Davidson County, Tennessee.

This is unimproved (X) improved ( ) property, known as 385 Willow Bough Lane, Old Hickory, Tennessee 37138
(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 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 my hand this 20th day of January, 1976

J. R. Coarsey Trustee

J. R. COARSEY, TRUSTEE

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named J. R. Coarsey, Trustee

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison, Tennessee, this 20th day of January 19 76

Commission expires 1-29-77

Notary Public

STATE OF TENNESSEE
Davidson County

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 purposes 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 the _____ day of _____, 19__.

My commission expires _____

Notary Public

Mail to: J. R. Coarsey Realty Co.
905 Gallatin Road, Madison, Tenn
37115

WARRANTY DEED

FROM J. R. COARSEY, TRUSTEE

TO JAMES C. BEATY AND WIFE, JANE W. BEATY

D 32869

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IDENTIF. REFERENCE

JAN 21 9 18 AM '76

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JAN21'76	CONV	15,000.00			
JAN21'76	S'TAX		B*	39.00	
JAN21'76	PR'FEE		B*	.50	
JAN21'76	W'DEED		B*	4.00	* 43.50

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