BOOK 4937 PAGE 376

THIS INSTRUMENT PREPARED BY
WILLIAM D. CASTLEMAN, ATTY.
807 AMERICAN TRUST BLDG.
NASHVILLE, TENNESSEE 37201

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Carson L. Castleman | Carson L. Castleman | 61-15 |
| (NAME) 85 Arcade | (NAME) 85 Arcade | 231 |
| (STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee | (STREET ADDRESS) Nashville, Tennessee | 15D-16080 |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

*FOR AND IN CONSIDERATION of the sum of* Ten and----------00/100 ($10.00)---------- *Dollars,* cash in hand paid by the grantee; CARSON L. CASTLEMAN, and other good and valuable considerations, receipt of which is hereby acknowledged; including the assumption of a Deed of Trust executed by Leslie T. Sweeney and wife, Sadie S. Sweeney to I. D. Lewis, Jr., Trustee, dated February 27, 1975, to secure to Investors Savings & Loan Association of Hendersonville, the original principal amount of $55,000.00, of record in Book 4892, Page 639, Register's Office for Davidson County, Tennessee (see instrument for complete terms and conditions)

We, JAMES S. SWEENEY, SR., and wife, RITA SWEENEY,

*have this day bargained and sold, and do hereby transfer and convey unto the said* CARSON L. CASTLEMAN, his

*(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in the 11th Civil District of Davidson County, Tennessee, being the northerly half of Lot No. 4 and the southerly half of Lot 5 on the Plan of M. N. Young's Inglewood Annex, as of record in Book 547, Page 197, Register's Office for said County.

Said parts of Lots Nos. 4 and 5 front together 55 feet on the easterly side of a 15 foot driveway which adjoins the Gallatin Road or the right-of-way of the Nashville-Gallatin Interurban Railroad, and run back 147 feet 3 inches, more or less, on the southerly line and 149 feet 4 inches, more or less, on the northerly line to the westerly line of Lots 74 and 75 on said plan, and measure 55 feet thereon; and a 15 foot strip that adjoins the above two portions of lots on the westerly side that extends north and south, being more specifically described in the above plat book and in Deed Book 4164, Page 562, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to James E. Sweeney, Sr. by deed from Leslie T. Sweeney and wife, Sadie S. Sweeney, by deed of record in Book 4976, Page 174, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 72,000.00

Subscribed and sworn to before me, this the 17th day of February, 19 76.

Affiant

My commission expired: 1-29-77.

(Affix Seal)

Notary Public

This is improved property, known as 3920 Gallatin Road, Nashville, Tennessee 37216
(House Number) (Street) P. O. Address: (City or Town)

*TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said* CARSON L. CASTLEMAN, his *(successors), heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unincumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* CARSON L. CASTLEMAN, his *(successors), heirs and assigns, against the lawful claims of all persons.*

*Witness* our hand s *this* 17th *day of* February, 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.*

Rita Sweeney

James S. Sweeney, Sr.

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Jneall Watson

*Personally appeared before me,* ..... *a Notary Public in and for said County and State,* James S. Sweeney, Sr., and wife, Rita Sweeney,

*the within named 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* 17th *day of* February, *19* 76.

Jneall Watson
*Notary Public*

*Commission expires* 1-29-77.

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* .....

FEB 17 76 CONV 72,000.00
FEB 17 76 S'TAX B* 187.20
FEB 17 76 PR'FEE B* .50
FEB 17 76 W'DEED B* 4.00 * 191.70

**WARRANTY DEED**

FROM

JAMES S. SWEENEY, SR., ET UX,

TO

CARSON L. CASTLEMAN

D 36342

IDENTIF. REFERENCE

FEB 17 2 46 PM '76

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

**Chicago Title Insurance Company**
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238