This instrument was prepared by James A. Fessenden, Attorney at Law
320 Gallatin Road, Madison, Tennessee.

WARRANTY DEED

BOOK 4999 PAGE 792

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Carl M. McMurtry et ux		63 - 112 W
1615 Pawnee Trail (NAME)	Same (NAME)	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, Tenn. (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100---------- ($10.00) ---------- Dollars,

cash in hand paid by the said Grantees, hereinafter named and other good and valuable considerations the receipt of which is hereby acknowledged,

We, James Thomas Davis, Sr., and wife, Ruth B. Davis, hereinafter called the Grantors have this day bargained and sold, and do hereby transfer and convey unto the said Carl M. McMurtry and wife, Wanda Eldridge McMurtry, herein called the Grantees, their ~~xxxxxxx~~ heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in the 11th Civil District of Davidson County, Tennessee, described according to a copy of a survey made by H. Gee, April 4, 1967, as follows:

Beginning at an iron pin in the northerly margin of Pawnee Trail located 1009.3 feet, as measured with said margin, from its intersection with the northeasterly margin of Hudson Road; thence leaving said margin, North 23° 55' West 675 feet to an iron pin; thence North 64° 28' East 198 feet to an iron pin; thence South 23° 55' East 651.5 feet to an iron pin in the northerly margin of said Pawnee Trail; thence with said margin, South 57° 43' West 201 feet to the beginning, containing 3 acres, more or less.

Being the same property conveyed to James Thomas Davis, Sr., and wife, Ruth B. Davis, by deed from George Dewey Daniel and wife, Ruth Marie Daniel, of record in book 4170, page 577, said Register's Office.

This conveyance is made subject to restrictive covenants contained in deed of record in book 4170, page 577, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 13,847

Subscribed and sworn to before me, this the 25 day of February, 1976

Affiant

My commission expires My Commission Expires May 1, 1979 (Affix Seal)

Notary Public

This is unimproved ( ) improved ( ) property, known as ..... (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 Grantees, their ~~xxxxxxx~~ 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 unencumbered, except as stated herein.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their ~~xxxxxxx~~ heirs and assigns, against the lawful claims of all persons.

Witness our hands this 23rd day of February, 1976, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

James Thomas Davis Sr. (James Thomas Davis, Sr.)

Ruth B. Davis (Ruth B. Davis)

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 4999 PAGE 793

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* James Thomas Davis, Sr., and wife, Ruth B. Davis

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* 23rd *day of* February, *19* 76

My Commission Expires May 1, 1979

D. D. Bradbury *Notary Public*

Commission expires

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ~~D. D. BRADBURY~~ DDB, *a Notary Public of the State and County aforesaid, personally appeared* ~~James Thomas Davis Sr & Ruth B. Davis~~, *with whom I am personally acquainted, and who, upon oath, acknowledged* ~~them selves~~ he *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

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 14,000.00
Mrs. Wanda E. McMurtry
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 25th DAY OF February 19 76
D. Hood
Deputy Register

2.25.76

CO	14.000.00
ST	36.40
Fee	50
W.D.	4.00
	40.90

WARRANTY DEED

FROM
James Thomas Davis, Sr., et ux
TO
Carl M. McMurtry et ux
1018 Neelys Bend Rd.
Madison, Tenn. 37115

D 37454

IDENTIF. REFERENCE

FEB 25 2 27 PM '76

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS