1-E

WARRANTY DEED

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 4250.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF June 19 76.

Notary Public

MY COMMISSION EXPIRES: 11/18/78

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Traber & Robinson, Attys. 217 Shady Grove Rd. Nashville, TN. 37214t
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Hamilton Cartwright Jr. (NAME)	same (NAME)	
Rt. #1 4460 Central Pike (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	87
Hermitage, TN. 37076 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Pc 104 pt

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, Alvin H. Seaborn and wife, Oleta Seaborn

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Hamilton Cartwright, Jr. and wife, Linda Susan Cartwright

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 situated in the 4th Civil District of Davidson County, Tennessee as described according to a survey by John D. McCormick, Surveyor, as follows:

Beginning at an iron pin 460ft.± South of the center line of Central Pike said point being in the east line of Alvin H. Seaborn property and the west line of other property of the Grantee, thence S. 5° 30' W., 295 feet to an iron pin; thence N. 77° 17' W., 310 feet to an iron pin in the east line of property belonging to Raymond Spicer thence N. 5° 27' E., 265.0 feet with Spicer's east line to an iron pin; thence S. 83° 38' E., 310.9 feet to an iron pin, the point of beginning and containing 2.0 acres ±.

Being part of the same property conveyed to Alvin H. Seaborn and wife, Oleta Seaborn by deed from S.L. Goins and wife, of record in Book 2749, page 298, Register's Office for said County.

This property is contiguous to and adjoining other property of the Grantee.

unimproved (✓)
This is improved ( ) property, known as _____ (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 our hand a this 11th day of June, 19 76

Alvin H. Seaborn

Oleta Seaborn

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Alvin H. Seaborn and wife, Oleta Seaborn

the 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, TN. this 11th day of June, 1976

Commission Expires 11/16/78 Notary Public

STATE OF _____
_____ 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 purpose 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

D 53994

IDENTIF. REFERENCE

JUN 16 11 01 AM '76

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

JUN16⁷⁶	CONV	*4,250.00			
JUN16⁷⁶ S'TAX			B*	10.92	
JUN16⁷⁶ PR'FEE			B*	.50	
JUN16⁷⁶	W'DEED		B*	4.00	* 15.42

WARRANTY DEED

FROM
Alvin H. Seaborn et ux

TO
Cartwright, Jr. et ux

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seisin

Compliments of
Title Associates, Inc.

REPRESENTING
USLIFE TITLE INSURANCE
Company of New York

William G. Trabue

Nashville, Tenn. 37214