BOOK 5054 PAGE 447

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY:
GAIL P. PIGG, ATTORNEY
230 FOURTH AVE., NORTH
NASHVILLE, TENNESSEE 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Charles Wesley Williams, Jr. and wife, ~~Ethel-Lonniell~~ M. Williams (NAME)	Schumacher Mortgage Company, Inc. (NAME)	142
117 Bellevue Road (STREET ADDRESS OR ROUTE NUMBER)	Clark Tower 5100 Poplar (POST OFFICE ADDRESS)	#113
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Memphis, Tennessee 38137 (CITY) (ZONE) (STATE)	9D-23105

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- Dollars,

and other good and valuable consideration, the receipt of which is hereby acknowledged, we, the undersigned

DENT CARPENTER and wife, SHIRLEY ELLIS CARPENTER

have this day bargained and sold, and do hereby transfer and convey unto the said

CHARLES WILLIAMS, JR. and wife, ETHEL-LONNIELL M. WILLIAMS their (successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

A small tract of land in the 9th Civil District of Davidson County, Tennessee, described according to a survey made by S. H. Hutchison, Surveyor, dated April 13, 1959, as follows:

Beginning at a stake in the south margin of the New Bellevue Road at the northeast corner of the property conveyed to ~~Wade R. Conklin~~, Jr. and wife, by deed from Hubert H. Dillard and wife, of record in Book 2905, page 26, Register's Office for said County, thence with the margin of said New Bellevue Road south 87° 30' east 105.00 feet to a corner of the Paul A. Ashburn two acre tract; thence with Ashburn's line south 2° 30' east 400.00 feet to a stake in the north right-of-way line of the N.C. & St. Louis Railroad; thence with the railroad right-of-way west 262.00 feet to a stake and north 87° 30' west 65.00 feet to a stake in said railroad right-of-way, the southeast corner of the Conklin Tract; thence with Conklin's line, north 38° 45' east 264.00 feet to a stake and north 10° 45' east 187.00 feet to a stake at the point and place of beginning, containing 1.8 acres.

Being the same property conveyed to Dent Carpenter and wife, Shirley Ellis Carpenter, by deed from M. A. Petty and wife, Doy Nick Petty, of record in Book 4462, page 923, 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 $ 59,900.00

Subscribed and sworn to before me, this the 4th day of August, 19 76

Affiant Charles Williams Jr.

My commission expires 4/27/77 (Affix Seal)

Notary Public Gail Pigg

This is unimproved (improved) property, known as 117 Bellevue Road (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

CHARLES WILLIAMS, JR. and wife, ETHEL-LONNIELL M. WILLIAMS their (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 unencumbered, except for 1976 taxes, and easement in Book 4530, page 879.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said CHARLES WILLIAMS, JR. and wife, ETHEL-LONNIELL M. WILLIAMS their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 4th day of August, 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.

Dent Carpenter

Shirley Ellis Carpenter

Dent Carpenter Shirley Ellis Carpenter

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Gail Pigg, a Notary Public in and for said County and State, Dent Carpenter and wife, Shirley Ellis Carpenter

the within named bargainorS, 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 4th day of August, 19 76.

Gail Pigg
Notary Public

My commission expires 4/27/77

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.....

AUG-6 CONV 59,900.00
AUG-6 S'TAX B* 155.74
AUG-6 PR'FEE B* .50
AUG-6 W'DEED B* 4.00 * 160.24

D 61982

IDENTIF. REFERENCE

AUG 6 8 22 AM '76

FELIX E. WILSON REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM Dent Carpenter et ux

TO Charles Williams, Jr. et ux

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238