WARRANTY DEED

BOOK 5057 PAGE 779

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 5500

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF August 1976

Notary Public

MY COMMISSION EXPIRES: 11/13/78

(AFFIX SEAL)

Mail

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
Jewell Elder (NAME)	Same (NAME)	
321 Bonnaridge Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	76-13
Hermitage, Tennessee 37076 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	178 Ptl

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, William R. Kelley and wife, Martha L. Kelley

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard E. Carter, Sr. and Jewell Elder

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:

Being Lot No. 57 on the Map of Hermitage Hills Subdivision, as of record in Book 2900, pages 48 and 49, Register's Offfice for Davidson County, Tennessee, described as follows:

Beginning at a point in the northeast margin of Bonnaridge Drive at the corner of Lots Nos 56 and 57; thence with the line between said lots, northeasterly 122 feet to a point; thence southeasterly 106 feet to a point in the northwest margin of Bonnaford Drive; thence with same southwesterly 97 feet to the beginning of a curve; thence around said curve 39.27 feet to a point in the margin of Bonnardige Drive; thence with same westerly 81 feet to the point of beginning.

Being the same property conveyed to William R. Kelley and wife, Martha L. Kelley by deed from A.H. Johnson and wife, Malvin Johnson, as of record in Book 3097, page 463, said Register's Office.

This is unimproved ( ) improved (X) property, known as 321 Bonnaridge Drive, Hermitage, Tn. 37076
(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 s this 6th day of August, 1976

William R. Kelley

Martha L. Kelley

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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 William R. Kelley and wife, Martha L. Kelley

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 2nd day of August, 1976

Commission Expires 4-15-79 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 6 3 4 1 0

IDENTIFICATION REFERENCE

AUG 16 2 19 PM '76

FEE REGISTER
DAVIDSON CO., TENN.

AUG 16 76	CONV	25,500.00		
AUG 16 76	S'TAX		B* 66.30	
AUG 16 76	PR'FEE		B* .50	
AUG 16 76	W'DEED		B* 4.00	* 70.80

WARRANTY DEED

FROM

William R. Kelley et ux

TO

Richard E. Carter, Sr. et al

TITLE INSURED BY POLICY NUMBER:

The Associates, Inc. Livery of Seizin

Compliments of

Title Associates, Inc.

REPRESENTING

USLIFE TITLE INSURANCE
Company of New York