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

Re-Record
BOOK 5075 PAGE 422

WARRANTY DEED

BOOK 4392 PAGE 318

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William D. Patton	(same)	10 D 10815
(NAME:) 1244 Neelys Bend Road	(same) (NAME:)	11-27
(STREET ADDRESS OR ROUTE NUMBER) Madison, Tennessee 37115	(STREET ADDRESS)	
(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 grantees hereinafter named and other good and valuable considerations, the receipt of which is hereby acknowledged,

I, ALBERT S. GREER, unmarried, hereinafter called the grantor,

have bargained and sold, and by these presents do transfer and convey unto ~~the said~~ WILLIAM D. PATTON AND WIFE, EDITH MARIE PATTON, herein 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:*

Situated in the Tenth Civil District of Davidson County, Tennessee, about 4 1/2 miles N.W. of Goodlettsville, Tennessee, described as follows:

Beginning between an ash and hickory on a ridge in N. S. Haley's north boundary line; thence with his line N. 89 W. 104 poles to a stake, Mrs. Greer's S.E. corner; thence with her line N. 1. E. 80.1/5 poles to hickory on side of hill; thence N. 80 E. 23 poles to an oak, G.C. Greer's S.E. corner; thence S. 81 E. 18 poles, hickory pointer; thence S. 51. E. 22 poles; thence S. 43. E. 20 poles to an oak; thence S. 14. E. 25 poles to a hickory; thence S. 33 E. 35 poles to the beginning, containing 38.20 acres, more or less.

Together with all the right and privileges which the grantor may have in and to a road [illegible] a right of way as set forth in a deed of record in Book 504, page 48[illegible] Register's Office for said County.

Being the same property conveyed to Albert S. Greer by deed from Mrs. Tyler Greer et al. of record in Book 1077, page 72, Register's Office for Davidson County, Tennessee.

The grantor herein further grants to the grantees an easement over and through the land formerly owned by N. S. Haley and later owned by J. W. Adams; said easement commences on Licton Pike (also described as a county road) and said easement follows the meanderings of the east side of a branch to the property described herein above.

This is ~~unimproved~~ (XX) improved ( ) property, known as Lickton Pike, Route # 2, Goodlettsville, Tennessee (City or Town)

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 I *do covenant with the said* grantees *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And I, the said grantor, *do further covenant and bind* myself, my *heirs and representatives 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.*

Witness my *hand this* 17th *day of* January, 19 70 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Albert S. Greer
(Albert S. Greer)

RECORDER'S MEMO
Legibility of Writing, Typing or Printing Unsatisfactory When Received
Document Unsatisfactory When Received

BOOK 5075 PAGE 423 BOOK 4392 PAGE 319

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Albert S. Greer, unmarried,

the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee this 17th day of January, 1970.

Marie W Batterson
Notary Public

Commission expires 7-31-73

RECORDER'S MEMO
Legibility of Writing, Typing or Printing Unsatisfactory in this Document When Received.

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 _____

D 71175 Recorded

STATE OF TENNESSEE
COUNTY OF Davidson

I hereby swear or affirm that the actual consideration for this transfer, or value of the property transferred whichever is greater is $2500.00, which amount is equal to or greater than the amount which the property would command at a fair voluntary sale.

William D. Patton

Subscribed and sworn to before me this 17th day of Jan 1970

Marie W Batterson
Notary Public

Commission Expires: 7-31-73

OCT 5 3 05 PM '76
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

OCT-5 MISC R* 4.00 * 4.00

A66273

IDENTIF. REFERENCE

JAN 31 11 31 AM '70
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM Albert S. Greer, unmarried

TO William D. Patton et ux

Compliments of
Madison Title Company
A Division of
Southern Title Insurance Company
P. O. Box 10649
Knoxville, Tennessee

Mail - New Owner