BOOK 5108 PAGE 175

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James S. Carney, Trustee	Same	
(NAME:)	(NAME:)	91-6
Old Charlotte Pike		41-42
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37209		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN AND 00/100 (10.00)----------
---------- *DOLLARS*
cash and other good and valuable consideration, the receipt of all of which is hereby acknowledged; we, OTIS CARNEY and wife, LILLIE MAE CARNEY,

D 8 6 3 0 6

IDENTIF. REFERENCE

JAN 21 3 38 PM '77

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

JAN21 77	CONV	30,000.00			
JAN21 77	S'TAX		B*	78.00	
JAN21 77	PB'FEE		B*	.50	
JAN21 77	W'DEED		B*	6.00	* 84.50

have bargained and sold, and by these presents do transfer and convey unto the said JAMES S. CARNEY, TRUSTEE, with all power and authority granted him in a Declaration of Trust this / day executed by the Grantors, his successors ~~heirs~~ and assigns, *a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

TRACT NO. 1:
BEGINNING on the southwesterly margin of Morrow Road at the northeast corner of the property conveyed to John W. Burgess and wife by deed from A. H. Beckham and wife, of record in Book 2145, page 638, Register's Office for said County; thence with the southwesterly margin of said Road, southeastwardly 50 feet to a point 290 feet west of the northwest corner of the property conveyed to G. W. Tyler and wife by deed from Bransford Realty Company, of record in Book 900, page 11, said Register's Office; thence southwestwardly 200 feet; thence northwestwardly 50 feet to the southeast corner of said Burgess property; thence with his easterly line northeastwardly 200 feet to the beginning.
Being the same property conveyed to Otis Carney and wife, Lillie Mae Carney, by deed of record in Book 2398, page 155, said Register's Office.
Said property is subject to easement of record in Book 1021, page 10, and easements for sanitary sewer of record in Book 2157, page 122, said Register's Office.

TRACT NO. 2:
Being land lying in the 5th, formerly the 12th, Ward of the City of Nashville, described as follows:
BEGINNING on the southwesterly margin of Morrow Road at the northeast corner of the property conveyed to Otis Carney and wife, by deed from

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value whichever is greater, for this transfer is $ -0-
Subscribed and sworn to before me, this the ____ day of January 19 77
Affiant
My commission expires: ____ (Affix Seal)
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

J. H. Watts, Jr. and wife, of record in Book 2398, page 155, Register's Office for said County; thence with said Carney's southeasterly line southwestwardly 200 feet to the northeasterly boundary line of Lot No. 1 on the plan of West Park, as of record in Book 2331, page 17, said Register's Office; thence with the northeasterly line of Lot No. 1 south 58° 24' east 90 feet to the northwesterly margin of Marilyn Road; thence with same northeastwardly 200 feet to the southwesterly margin of said Morrow Road; thence with same northwestwardly 90 feet to the beginning.

Being the same property conveyed to Otis Carney and wife, Lillie Mae Carney by deed of record in Book 2703, page 101, Register's Office for said County.

This conveyance is subject to easements of record in Book 2157, page 22, and in Book 1021, page 10, said Register's Office.

This is unimproved ( ) improved ( ) property, known as Morrow Road, Nashville, TN (House Number) (Street) P. O. Address: (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 James S. Carney, Trustee, his successors ~~heirs~~ *and assigns, forever.*

And we *do covenant with the said* Grantee *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.*

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* James S. Carney, Trustee, his successors ~~heirs~~ *and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 11th *day of* January, *19* 77, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

THIS INSTRUMENT PREPARED BY:
O. B. Hofstetter, Jr., Attorney
Home Federal Tower, 8th Floor
Nashville, TN 37219

Otis Carney X
Otis Carney

Lillie Mae Carney X
Lillie Mae Carney

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, J. H. Watts, Jr., *a Notary Public in and for said County and State, the within named* Otis Carney

the 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 Nashville, *Tennessee, this* 17 *day of* January, *19* 77.

J. H. Watts Jr., *Notary Public.*

Commission Expires APRIL 17-1978.

J. H. WATTS, JR. NOTARY PUBLIC STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, J. H. Watts Jr., *a Notary Public in and for said County and State, the within named* Lillie Mae Carney

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

Witness my hand and official seal at Nashville, Tennessee, *this* 17 *day of* January, *19* 77.

J. H. Watts Jr., *Notary Public.*

Commission Expires APRIL 17-1978.

J. H. WATTS, JR. NOTARY PUBLIC STATE OF TENNESSEE

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.....