BOOK 5110 PAGE 471

This instrument was prepared by Earl Thompson, Atty. Nashville, Tenn.

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joe L. Woods, et ux	Same	
Marline Woods (NAME)	(NAME)	53-2
1208 Pearcy St. (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	6 part
Old Hickory, Tn. 37138 (CITY) (P. O. ZONE) (STATE)	Same (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Ten ($10.00)---------- *DOLLARS*

cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, we,

Clinton J. Cockrill, Sr. and wife, Lillian Gustava Cockrill *have bargained and sold, and by these presents do transfer and convey unto the said* Joe L. Woods and wife, Marline Woods, 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. 307 on the Plan of Section C-2, Village of Old Hickory, Tennessee, as of record in Book 1835, page 29, Register's Office for Davidson County, Tennessee.

Said Lot No. 307 fronts 171.2 feet on the westerly side of Pearcy Street, as measured around a curve, and extends back 98.1 feet on the southeasterly line and 139.8 feet on the northwesterly line to the right-of-way of the Tennessee Central Railroad, on which it measures 180 feet.

Being the same property of which an undivided one-half interest was conveyed to Lillian Gustava Crain by deed from Harvest Crain, of record in Book 4186, page 801, Register's Office for Davidson County, Tennessee, and being the same property of which an undivided one-half interest was vested in Lillian Gustava Crain by decree of record in Minute Book 6, page 479, Probate Court for Davidson County, Tennessee. Lillian Gustava Crain was divorced from Harvest Crain by decree of record in Minute Book 6, page 479 Probate Court for Davidson County, Tennessee and is now married to Clinton J. Cockrill, Sr., one of the Grantors herein.

This conveyance is made subject to easements of record.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 14,000.00

Subscribed and sworn to before me, this the 1st day of January, 1977

Affiant

My commission expires: 1-24-79 (Affix Seal)

Notary Public

BREWER PUBLIC NOTARY STATE OF TENNESSEE LARGE

D87403

IDENTIF. REFERENCE

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JAN 31 12 16 PM '77

REGISTER
DAVIDSON COUNTY, TENN.

JAN31F	CONV	14,000.00				
JAN31F	S'TAX		B*	36.40		
JAN31F	PR'FEE		B*	.50		
JAN31F	W'DEED		B*	6.00	*	42.90

This is unimproved ( ) improved (X) property, known as Pearcy Street (House Number) (Street) Old Hickory (P. O. Address:) 37138 (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 Joe L. Woods and wife, Marline Woods, their *heirs and assigns, forever.*

And we *do covenant with the said* Joe L. Woods and wife, Marline Woods *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, Clinton J. Cockrill, Sr. and wife, Lillian Gustava Cockrill *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Joe L. Woods and wife, Marline Woods, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 24th *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.*

Clinton J. Cockrill, Sr.

Lillian Gustava Cockrill

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, D. J. BREWER *, a Notary Public in and for said County and State, the within named* Clinton J. Cockrill, Sr. and wife, Lillian Gustava Cockrill

the 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 Old Hickory *, Tennessee, this* 5 *day of* JANUARY *, 19* 77 .

D. J. Brewer
Notary Public

Commission Expires 1-29-78 .

D. J. BREWER NOTARY PUBLIC LAKE STATE OF TENNESSEE

STATE OF .....
COUNTY OF .....

Personally appeared before me, ... *, a Notary Public in and for said County and State, the within named* .....

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

Witness my hand and official seal at ..... *, this* .....
day of ..... *, 19* ..... .

..... *, Notary Public.*

Commission Expires ..... .

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 ..... .