FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 3,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF January 19 77.

Enola H. Langley
Notary Public Enola H. Langley

MY COMMISSION EXPIRES: July 23, 1979
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
DENNIS WRIGHT, ATTORNEY, 400 Gallatin Road, North, Madison, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JERRY W. SANDERS (NAME)	JERRY W. SANDERS (NAME)	M 35
450 Janette Drive (STREET ADDRESS OR ROUTE NUMBER)	450 Janette Drive (STREET ADDRESS)	P. 107
Goodlettsville, TN. 37072 (CITY) (STATE) (P. O. ZIP)	Goodlettsville, Tennessee 37072 (CITY) (STATE) (ZIP)	

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~~, I, CAROLYN D. SANDERS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JERRY W. SANDERS

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, All my right, title, and interest in A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

BEGINNING at the southeast corner of the said original 16.9 acre tract, said point being designated by a nail in the center of Hitt Lane, thence north 12° West 50 feet, north 4° West 100 feet, north 5° east 100 feet, north 18° east 100 feet, north 26° east 100 feet, north 35° east 100 feet, to a nail in the center of Hitt Lane, making a total of 550 feet along the center line of said road to the beginning point and southeast corner of the 3.93 acre parcel herein conveyed, said point being designated by a nail in the center of said Hitt Lane, thence north 45° east 100 feet to a spike in the center of the pavement of said Hitt Lane, the northeast corner of the 16.9 acre tract, thence leaving Hitt Lane south 71° west 275 feet to a concrete marker on the southern edge of Farm Road shared by Jackson and Sanders, thence south 52° 55' west 471.9 feet along southern edge of said Farm Road to a concrete marker, thence south 43° 57' west 387 feet to an iron pin in top of stump, thence south 64° 57' west 813 feet along fence to iron pin by fence post, thence south 73° west 573 feet along fence to a concrete marker, thence south 33° east 316.1 feet leaving the Jackson line to a concrete marker, thence north 76° east 99.5 feet to an iron pin, thence north 3° 30' east 280.6 feet to an iron pin, said pin being located exactly 50 feet from the northern boundary of said 3.93 acre tract, thence from said pin north 72.0 east 291.3 feet to an iron pin, thence north 64° 57' east 820.5 feet to an iron pin, thence north 43.!° 57' east 401 feet to an iron pin, thence north 52° 55' east 472 feet to an iron pin, thence south 71° east 162 feet to the beginning point, and southeast corner of the 3.93 acres, more or less, herein conveyed. Said 3.93 acres, more or less, is described above according to survey of Wayne S. Cooper, Sr., Surveyor, dated May 5, 1973, not of record..

BEING the same land conveyed to JERRY W. SANDERS and wife, CAROLYN D. SANDERS, of record in Book 4728 Page 846, said Register's Office of Davidson County.

This is unimproved ( ) improved (X) property, known as Hitt Lane, (House Number) (Street) Goodlettsville, Tennessee 37072 (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 my hand this 14th day of January, 1977.

Carolyn D. Sanders

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, ~~the undersigned~~, a Notary Public in and for said County and State, the within named CAROLYN D. SANDERS

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 Madison, Tennessee, this 14th day of January 19 77

Commission expires July 23, 1979

Enola H. Langley
Notary Public

Enola H. Langley
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

STATE OF TENNESSEE
Davidson 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 purposes 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

WARRANTY DEED

FROM
CAROLYN D. SANDERS

TO
JERRY W. SANDERS

D 8 7 4 0 5

FOR REFERENCE

JAN 31 12 17 PM '77

REGISTER
DAVIDSON CO. TENN.

FILE

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Old Hickory Employees Credit Union
OLD HICKORY, TENN. 37138

CAN317 MISC B* 4.00 * 4.00