THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney at Law
223 Madison Street, Madison, TN 37115

Mail

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
HENRY C. DORRIS, ET AL. (NAME)	SAME (NAME)	
935-937 E. Trinity Lane (STREET ADDRESS OR ROUTE NUMBER)	BOOK 5114 PAGE 430 (STREET ADDRESS)	72-5-40
Nashville, TN 37206 (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, and other good and valuable consideration, the receipt of which is hereby acknowledged,

FEB11 77	CONV	90,000.00			
FEB11 77	CONV	36,620.00			
FEB11 77	S'TAX		B* 329.16		
FEB11 77	PR'FEE		B* .50		
FEB11 77	W'DEED		B* 6.00	*	335.66

DESCO, INCORPORATED, a Tennessee corporation, hereinafter referred to as Grantor, has ~~xxxx~~*bargained and sold, and by these presents do transfer and convey* a one-half undivided interest to HENRY C. DORRIS, and a one-half undivided interest to JOHN D. HARRIS, as tenants in common, hereinafter referred to as Grantees, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Land in Davidson County, Tennessee, being part of the westerly part of Business Block "A" and part of a 10-foot alley lying along the northerly margin of Business Block "A" on the plan of Section 1 Rothwood, of record in Book 1424, page 134, Register's Office for said County, described according to a survey by Robert L. Sylar, dated May 6, 1968, revised by James A. Hamilton, Jr., as follows: BEGINNING at an iron pipe in the northerly margin of Trinity Lane at the southwest corner of the John Deal property as agreed on upon by an Agreement between Myers Truck and Caster Company, Inc., and John W. Deal and wife, of record in Book 4557, page 134, said Register's Office; thence with the margin of said Lane North 85 degrees 24 minutes West 98.87 feet to an iron pin at the beginning of a curve; thence around said curve northwesterly 28.6 feet to an iron pin in the easterly margin of Ambrose Avenue; thence with the margin of said Avenue, North 3 degrees East 199 feet to an iron pin in the westerly boundary of Lot No. 10 of said Rothwood Subdivision; thence along a curve, southeasterly 31.34 feet to an iron pin in the southerly boundary of said Lot 10; thence with the same, South 87 degrees East 101.17 feet to an iron pin, being Deal's northwest corner as per Agreement above referred to; thence along his line, South 4 degrees 14 minutes West 200.45 feet to the point of beginning.
Being the same property conveyed to DESCO, INC., a Tennessee corporation, by deed from Myers Truck and Caster Company, a Tennessee corporation, of record in Book 4560, page 665, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 126,620.00

Subscribed and sworn to before me, this the ____ day of February, 19 77

Notary Public

My commission expires ____ (Affix Seal)

Affiant

This conveyance is made subject to easements, setback lines, etc., as appear of record and specifically includes the following exceptions:

An easement for cut and fill slopes conveyed to the State of Tennessee by Castleman Construction Company, Inc., of record in Book 4143, page 688, Register's Office.

An easement for Sanitary Sewers and/or Storm Drainage conveyed to Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 4236, page 241, Register's Office.

Rights of the owners of Lot No. 10, Section 1, of Rothwood Subdivision in and to the use of the north one-half of the 20 foot alley being adjacent and south of said Lot No. 10 as closed by Metropolitan Ordinance 63-103.

An easement for utilities retained in Ordinance No. 63-103 of the ordinances of the Metropolitan Government of Nashville and Davidson County, Tennessee.

As shown on the recorded plan on Owner's Certificate, a 25-foot setback line from Trinity Lane, and a 20-foot setback line from Ambrose Avenue, which has been amended to 15 feet by instrument in Book 2956, page 629, Register's Office. (This affects the westerly part of Business Block "A" only.) And a 20-foot setback line from the 20-foot alley lying north of Business Block "A".

unimproved ( )
This is improved (X) property, known as 935-937 E. Trinity Lane, Nashville, Tennessee
(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 Grantees, their *heirs and assigns, forever.*

And it does ~~xx~~ *covenant with the said* Grantees *that* it is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered,* except as appears of record.

And Grantor does ~~xx~~ *further covenant and bind* itself, its *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.*

Witness ~~xxx~~ hand ~~x~~ *this* 10 *day of* Feb., *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.*

John D. Harris

Henry L. Harris

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5114 PAGE 432

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 ....., *Tennessee, this* ..... *day of* ....., *19*.....

....., *Notary Public.*

Commission Expires .....

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*.....

FEB 11 4 46 PM '77
FELIX A. ... REGISTER
DAVIDSON COUNTY, TENN.
IDENTIF. REFERENCE

D89076

....., *Notary Public.*

Commission Expires .....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, *a Notary Public of the State and County aforesaid, personally appeared* HENRY C. DORRIS & JOHN D. HARRIS, *with whom I am personally acquainted, and who, upon oath, acknowledged* them *self to be* President & Vice-President *of the* DESCO, INC., a Tennessee corporation, *the within named bargainor, a corporation, and that* they *as such* President & Vice-President, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* them *self as* President and Vice-President.

Witness my hand and seal, at office in .....,
this 10th *day of* February, *19* 77.

Ruby Jane Brown
Notary Public

Commission Expires 8/25/77

RUBY JANE BROWN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE