Prepared By: [illegible]

BOOK 5126 PAGE 883

Hardy, Herbert & Crawford
Noor, L & C Tower

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
22-0-49	Mr/Mrs Nelson Gardner	Fidelity Federal Savings & Loan Fourth & Union Nashville, Tennessee 3721[illegible]
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 750215-6
14D-14763	Whites Creek Pike	PROPERTY IS ☐ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the grantees herein to pay, the principal balance now due, plus future interest, on a certain note dated December 30, 1975, in the original principal sum of $45,000.00, payable to Fidelity Federal Savings & Loan Association, in monthly installments as set out in said note, with interest as set forth therein and being secured by a deed of trust executed by Lionel R. Barrett, Jr., and wife, to Vaden Lackey, Jr., Trustee, as of record in Book 4984, page 20,

LIONEL R. BARRETT, JR., and wife, ELEANOR B. BARRETT

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto NELSON R. GARDNER and wife, LINDA T. GARDNER

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being in the 14th District of said County, described according to a survey made by Ralph W. C. Lambert, dated Nov. 8, 1975, as follows:

BEGINNING at a point in the easterly margin of Whites Creek Pike said point being the northwest corner of the herein described property and the southwest corner of the abandoned stone quarry property owned by Davidson County; thence with the easterly margin of Whites Creek Pike, as follows: South 14 degrees 30' east 200.0 feet to an iron pin; thence south 27 degrees 16' east 230.0 feet to an iron pin; thence leaving said margin north 88 degrees 20' east 565.45 feet to an iron pin; thence north 12 degrees 54 minutes east 786.0 feet to an iron pin at a 10 inch sweet gum tree; thence north 86 degrees 30' west 530.0 feet to an iron pin at a 30 inch oak tree; thence south 8 degrees 45' west 440.0 feet to an iron pin; thence north 86 degrees 30' west 300.15 feet to the point of beginning.

Being the same property conveyed to Lionel R. Barrett, Jr., and wife, Eleanor B. Barrett, by deed from David W. Anderson and wife, Peggie J. Anderson, asof record in Book 4984, page 18.

MAR 22 F	CONV	49,638.43		
MAR 22 F	S'TAX		B* 128.96	
MAR 22 F	PR'FEE		B* .50	
MAR 22 F	W'DEED		B* 4.00	* 133.46

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except as shown above and 1977 taxes which Grantees assume and agree to pay.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 21 day of March, 19 77

Lionel R. Barrett, Jr.

Eleanor B. Barrett

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Douglas A. Brace, a Notary Public in and for the State and County aforesaid, personally appeared the within named

Lionel R. Barrett, Jr., and wife, Eleanor B. Barrett

the bargainor(s), 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 Nashville, Tennessee, this, the 21st day of March, 1977.

My commission expires: 4-23-78

Douglas A. Brace
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), 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, the _____ day of _____, 19____.

My commission expires: _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $49,638.43

Nelson R. Hickman
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21 DAY OF March 1977

MY COMMISSION EXPIRES: 4-23-78 (AFFIX SEAL)

Douglas A. Brace
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

D 94938

IDENTIF. REFERENCE

MAR 22 2 40 PM '77

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM
LIONEL R. BARRETT AND WIFE

TO
NELSON R. GARDNER AND WIFE

Please Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
14th Floor, 3rd National Bank Bldg.
Nashville, Tennessee 37219

ORTALE, KELLEY, HERBERT & CRAWFORD
[illegible] Floor, L & C Tower
Nashville, Tennessee 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____ ____, 19____.

My commission expires: _____
Notary Public