This Instrument prepared by:
SCHULMAN, PRIDE & LE ROY
P. O. BOX 2707
NASHVILLE, TENN. 37219

WARRANTY DEED

BOOK 5127 PAGE 628

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles Howard Jernigan, et ux (NAME:)	Same (NAME:)	M. 49
380 Knight Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	P/O 859 Pcl
Whites Creek, Tenn. 37189 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of -

Ten ($10.00) - *DOLLARS*

Cash in hand paid by Charles Howard Jernigan and wife, Brenda Sanders Jernigan, the receipt of which is hereby acknowledged.

MAR24'77	CONV	* 800.00			
MAR24'77	S'TAX		B*	2.08	
MAR24'77	PR'FEE		B*	.50	
MAR24'77	W'DEED		B*	6.00	* 8.58

I, Susie Sanders Yates, a Widow,

.....*have bargained and sold, and by these presents do transfer and convey unto the said* Charles Howard Jernigan and wife, Brenda Sanders Jernigan,

their .....*heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

TRACT 1: Being located in the 12th, formerly the 21st Civil District of Davidson County, Tennessee, and more particularly described as follows:

Starting at a point in the center of Ewing Road (now known as Knight Road) said starting point being B. F. Sanders southwest corner, and also being a corner of the original Frank P. Bond land, and running thence with the center of Ewing Road north 4° east 302-1/2 ft. to a point in the center of said road; thence north 7° 30" east 147-1/2 ft. with the center of Ewing Road to the point of beginning of the hereinafter described tract of land; thence north 12° 45" east 300 ft. with the center of Ewing Road to a point; thence north 11° 30" east 109.7 ft. with the center of Ewing Road to a point in the center of said road, and in line with the south line of concrete bridge over small creek; thence south 80° east and crossing creek 52 ft. to a post in fence line on the east bank of said creek; thence south 2° east 246 ft. to a post in fence line on the east bank of creek; thence south 37° 30" east 259 ft. to a point on east bank of creek; thence south 83° 30" west and crossing creek 86 ft. to a locust post on the west bank of creek; thence south 84° 30" west 27 ft. to a locust post; thence south 2° west 82.3 ft. to a stake; thence north 86° 30" west 71.5 ft. to a stake; thence north 1° west 130 ft. to a stake; thence north 80° west 120 ft. to the center of Ewing Road and the point of beginning.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 800.00

Subscribed and sworn to before me, this the 7th day of February 19 77

Susie Sanders Yates
Affiant

My commission expires: May 7, 1977 (Affix Seal)

Harold M. James
Notary Public

And being the same property conveyed to James Pearson Yates and wife, Susie Sanders Yates from B. F. Sanders and wife, Maggie Sanders, as of record in Book 1852, page 137, Register's Office of Davidson County, Tennessee.

TRACT II: A tract of land located in the 12th, formerly 21st Civil District of Davidson County, Tennessee, and described as follows:

Starting at a point in the center of Ewing Road (now known as Knight Road), said starting point being the northwest corner of the property conveyed to James Pearson Yates and wife from deed of record in Book 1852, Page 137, Register's Office of Davidson County, Tennessee; thence south 88° west 139.4 feet; thence south 86° 30" East 71.5 feet to a point, said point being the beginning of the hereinafter described tract of land; thence south 86° 30" East 185.5 feet to an iron pin; thence north 56° East 7.0 feet to an iron pin; thence north 70° west 115.5 feet to a point; thence north 47° 30" west 76.5 feet to a point; thence south 84° 30" West 27.0 feet to a point; thence south 2° 00" West 82.3 feet to the point of beginning.

Being part of the property conveyed to James Pearson Yates and wife, Susie Sanders Yates by deed from B. F. Sanders and wife, Maggie Sanders, from deed of record in Book 1852, page 137, Register's Office for Davidson County, Tennessee.

This is unimproved (X) improved ( ) property, known as Knight Road (House Number) (Street) Whites Creek, Tennessee 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 Charles Howard Jernigan and wife, Brenda Sanders Jernigan, their *heirs and assigns, forever.*

And I *do covenant with the said* Charles Howard Jernigan and wife, Brenda Sanders Jernigan *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And I, Susie Sanders Yates, a Widow, *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Charles Howard Jernigan, and wife, Brenda Sanders Jernigan, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 7th *day of* February, *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.*

Susie Sanders Yates
Susie Sanders Yates

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Harold M James, a Notary Public in and for said County and State, the within named Susie Sanders Yates

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 7th day of February, 1977

Harold M James, Notary Public.

Commission Expires May 7, 1977

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 .

FELIX DAVIDSON CO. REGISTER
MAR 2 4 3 PM '77

IDENTIFICATION REFERENCE

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