BOOK 5140 PAGE 823 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 43,500.00

J. P. Hartman
Affiant J. P. Hartman

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF April 1977.

Betty L. Fitzgerald
Notary Public

MY COMMISSION EXPIRES: 12-7-1980

(AFFIX SEAL)

REGISTER'S OFFICE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Stephen Douglas Kane, Attorney at Law, Life & Casualty Tower, Nashville, Tn. 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
J. P. Hartman et ux	J. P. Hartman	7
(NAME)	(NAME)	
Route 2, Box 583	Route 2, Box 583	25
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Goodlettsville, Tn. 37072	Goodlettsville, Tenn. 37072	
(CITY) (STATE) (P. O. ZIP)	(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, Sam F. Riggan wife, Ruby M. Riggan

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO J. P. Hartman and wife, Mildred S. Hartman

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

Being Lots 7 and 11 in the W. H. Tinnin Subdivision, described according to a survey made October 2, 1948, by J. R. Scott, Surveyor as follows:

> BEGINNING at a point on the southerly side of Tennessee Highway U.S. 41 a common corner to Lot 6, thence with a line between Lots 6 and 7 and 11 and 12, south 37 degrees west 550 feet to a point on the northerly margin of Old Dickerson Pike; thence following the center line of Old Dickerson Pike, south 47¼ degrees east 100 feet to a point, a common corner with Lot No. 10; thence with the line between Lots 10 and 11, and 7 and 8, north 37 degrees east 550 feet to a point in Tennessee Highway U.S. 41; thence north 53¼ degrees west 100 feet to the point of beginning.

Being the same property conveyed to Sam F. Riggan and wife, Ruby M. Riggan by Warranty Deed from Jerry Sorani and Joe L. Wall of record in Book 4872, Page 876, Register's Office of Davidson County, Tennessee.

This conveyance is subject to right of way of Old Dickerson Pike and U.S. Highway 41 and restrictive covenants as of record.

This is unimproved ( ) improved (X) property, known as Route 2, Box 583, Springfield Hwy., Goodlettsville, Tn. 37072
(House Number) (Street) (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 their hand s this 27th day of April, 1977

x Sam F. Riggan
Sam F. Riggan

x Ruby M. Riggan
Ruby M. Riggan

STATE OF TENNESSEE
Davidson County

BOOK 5140 PAGE 824

Personally appeared before me, Betty L. Feldhreger, a Notary Public in and for said County and State, the within named Sam F. Riggan and wife, Ruby M. Riggan

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 27th day of April 19 77

Commission expires 12-7-80

Betty L. Feldhreger
Notary Public

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 (their several oaths) (his oath) (themselves) (himself) acknowledged 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
Sam F. Riggan and wife,

TO
Ruby M. Riggan

J. P. Hartman and wife,

Mildred S. Hartman

E 00927

IDENTIF. REFERENCE

APR 27 3 09 PM '77

FEE REGISTER
DAVIDSON COUNTY, TENN.

APR 27 77	CONV	43,500.00			
APR 27 77	S'TAX		B*	113.10	
APR 27 77	PR'FEE		B*	.50	
APR 27 77	W'DEED		B*	4.00	* 117.60

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

RECORDED 1977 APR 27 PM 3:09

BOOK 5140 PAGE 823