This Instrument Prepared By:
DAVID B. HERBERT
Ortale, Kelley, Herbert & Crawford
23rd Floor, L & C Tower
Nashville, Tennessee 37219

BOOK 5143 PAGE 568

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr/Mrs Clifton Willis	New Owner	15-66
(NAME:)	(NAME:)	
2925 Morgan Road		14D-27920
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Joelton, Tenn. 37080		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN DOLLARS

* * * * * * * * * * * * * * * ($10.00) * * * * * * * * * * * * * * * *DOLLARS*

and other good and valuable considerations, the receipt of which is hereby acknowledged,

RICHARD L. TINNEY and wife, DOROTHY A. TINNEY

have bargained and sold, and by these presents do transfer and convey unto the said CLIFTON E. WILLIS and wife, KAREN S. WILLIS,

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

TRACT I: Being in the 14th Civil District of said County, known as part of Lot No. 4 of the Garrett Lands and shown and described as Tract No. 3 on a survey made by Richard H. Omohundro, Engineer, dated January 30, 1965, located on Old Morgan Road, containing 7.99 acres, more or less.

BEGINNING in the center of Old Morgan Road, at the northwest corner of the property conveyed to Herlie Coker, Sr., and wife, by deed from James William Harris and wife, as of record in Book 3611, page 481, Register's Office; thence with said Coker's western boundary line, south 2 degrees 30 minutes west 860 feet; thence south 87 degrees 30 minutes east 506.75 feet to an iron pin in the west line of the Anderson Lane; thence with said Anderson's western boundary line, south 2 degrees 30 minutes west 418 feet; thence north 87 degrees 30' west 613.5 feet; thence north 2 degrees 30 minutes east 1,278 feet to the center of Old Morgan Road; thence with the center of Old Morgan Road, south 87 degrees 30 minutes east 106.75 feet to the point of beginning.

Being the same property conveyed to Richard L. Tinney and wife, Dorothy A. Tinney, by deed from Joe W. Jenkins and wife, Nancy B. Jenkins, as of record in Book 4641, page 675, said Register's Office.

(Continued on reverse side)

NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 66,000.00

Subscribed and sworn to before me, this the 3rd day of May 19 77

Clifton E. Willis
Affiant

My commission expires: 8/20/78
(Affix Seal)

Mary Ann Kelley
Notary Public

TRACT II:

Being in the 14th Civil District of said County, being known as part of Lot No. 4 on the Garrett Lands, part of Tract No. 2 on a survey made by Richard B. Omohundro, Engineer, dated January 30, 1965, described as follows:

BEGINNING in the center of the Old Morgan Road, the northeast corner of property conveyed to Grantors by deed of record in Book 3890, page 631, Register's Office for said County, the same being the northwest corner of other property owned by the Grantees; thence with the center of Old Morgan Road, north 37 degrees 30 minutes west 25 feet to a point; thence south 2 degrees 30 minutes west 372 feet to a point; thence south 87 degrees 30 minutes east 25 feet to a point in the west line of Grantees' property; thence with Grantees' west line, north 2 degrees 30 minutes east 372 feet to the point of beginning.

Being the same property conveyed to Richard L. Tinney and wife, Dorothy A. Tinney, by deed from James B. Garrison and wife, Edna Garrison, as of record in Book 4865, page 82, said Register's Office.

This is unimproved ( ) improved (X) property, known as 2925 Morgan Road (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 CLIFTON E. WILLIS and wife, KAREN S. WILLIS THEIR *heirs and assigns, forever.*

And WE *do covenant with the said* CLIFTON E. WILLIS and wife, KAREN S. WILLIS *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.* , Except for 1977 taxes which have been prorated and assumed by Grantees.

And we, RICHARD L. TINNEY and wife DOROTHY A. TINNEY *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* CLIFTON E. WILLIS and wife, KAREN S. WILLIS, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 3rd *day of* May, *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.*

Richard L. Tinney
Richard L. Tinney

Dorothy A. Tinney
Dorothy A. Tinney

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5143 PAGE 570

Personally appeared before me, Mary Ann Selley, a Notary Public in and for said County and State, the within named Richard L. Tinney and wife, Dorothy A. Tinney

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 3rd day of May, 19 77.

Mary Ann Selley Notary Public.

Commission Expires 8/20/78

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.

WHEN RECORDED RETURN TO
CHICAGO TITLE INS. CO.
AMERICAN TRUST BLDG.
NASHVILLE, TENN. 37201

23692

WARRANTY DEED

FROM

RICHARD L. TINNEY AND WIFE

TO

CLIFTON E. WILLIS AND WIFE

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Deadrick Street
Phone 255-4631
NASHVILLE, TENNESSEE 37208

FILED MAY 4 12 53 PM '77
REGISTER'S OFFICE DAVIDSON COUNTY, TENN.

E 0 2 0 3 1

TOGETHER WITH REFERENCE

MAY-4-77 CONV
MAY-4-77 TAX 66,000.00
MAY-4-77 FEE
MAY-4-77 RECD

B* 171.60
B* .50
B* 8.00 * 180.10

BOOK 5143 PAGE 571