THIS INSTRUMENT PREPARED BY: H. Philip Sadler, Atty., Donelson, Tennessee 37214

BOOK 5161 PAGE 166

WARRANTY DEED — ATTORNEYS TITLE COMPANY

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas E. Mangrum et al	same	44-15-118
(NAME:)	(NAME:)	
903 Debow		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Old Hickory, TN 37138		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

mail

For and in Consideration of the sum of Ten ($10.00)---------- DOLLARS

cash in hand paid, receipt of which is hereby acknowledged,

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ -0-
H. Philip Sadler
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF June 1977.
Deputy Register

I, SUSIE CARTER MANGRUM

have bargained and sold, and by these presents do transfer and convey unto the said THOMAS E. MANGRUM and JAMES R. MANGRUM

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

Being a Part of Lot No. 26-14, Section "D", Village of Old Hickory, as shown on revised plan recorded April 10, 1951, Book 1835, Page 52, in Register's Office for Davidson County, Tennessee; being the easterly 66.0 feet of Lot No. 26-14, containing 0.09 acres, more or less;

Subject to and/or reserving one (1) permanent easement 10 feet wide for utilities, together with all rights in connection with said easement, including the ingress and egress over the property herein conveyed for servicing easement, all as shown on said recorded plan, which is made a part of this description by reference thereto.

The property above described abuts on Dodson Street as shown on said Plan of Section "D" on the westerly margin thereof.

The easement reserved by the Plan of Section "D", Book 1424, Page 65, R.O.D.C., Tennessee, and the Plan of Section "C", Book 1424, Page 66, R.O.D.C., Tennessee, having been altered by instruments executed by all the parties owning property abutting on said Street, on both the easterly and westerly margins thereof, from Ninth Street to Seventeenth Street, recorded on June 30, 1950, in Book 1853, Page 281 and Page 257, Register's Office for Davidson County, Tennessee, so as to change Dodson Street from a public street to a private driveway, this conveyance of Part of Lot No. 26-14 in Section "D" is being made subject to an easement in Dodson Street for private road and public utilities only.

The above described property is conveyed subject to the covenant con-

tained in an instrument executed by E.I. du Pont de Nemours and Company et als., dated February 15, 1951, and recorded on April 3, 1951, in Book 1968, Page 605, R.O.D.C., Tennessee, and Grantee herein agrees to comply with such covenant and to use that portion of the above described property fronting on the easterly ~~portion~~ side of Debow Street as the building site, and that portion immediately in the rear thereof and fronting on the westerly side of Dodson Street only for the construction of buildings accessory to residences to be constructed on that portion of the property fronting on the easterly side of Debow Street.

Being the same property conveyed to Susie Carter Mangrum by deed from E.I. duPont de Nemours and Company as of record in Book 2011 Page 392 Register's Office of Davidson County, Tennessee.

Being Lot 26, Section "D", Village of Old Hickory, Fourth Civil District Davidson County, Tennessee, as shown on plan recorded July 16, 1948 in Book 1424, Page 65, in Register's Office for Davidson County, Tennessee; fronting 63.1 feet on Debow Street and containing 0.10 acres, more or less;

Subject to and/or reserving one (1) permanent easement 2.5 feet wide for utilities; and all rights in connection with said easement, including the ingress and egress over the property herein conveyed for servicing easement, are expressly reserved to the Grantor. All as shown on said recorded plan, which is made a part of this description by reference thereto.

Being the same property conveyed to Susie Carter Mangrum by deed from E.I. du Pont de Nemours and Company as of record in Book 1645 Page 453 in the Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved ( ) property, known as 903 Debow Street (House Number) (Street) Old Hickory, Tennessee 37138 P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said THOMAS E. AND JAMES R. MANGRUM their heirs and assigns, forever.

And I do covenant with the said THOMAS E. MANGRUM AND JAMES R. MANGRUM 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 CARTER MANGRUM do further covenant and bind myself and my heirs and representatives, to warrant and forever defend the title to the said land to the said THOMAS E. MANGRUM & JAMES R. MANGRUM, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 13th day of ~~May~~ June, 1977

Susie Carter Mangrum
SUSIE CARTER MANGRUM

THIS INSTRUMENT PREPARED BY: H. Philip Sadler, Atty., Donelson, Tennessee 37214

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STATE OF TENNESSEE
Davidson County.

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named SUSIE CARTER MANGRUM

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 _____, Tennessee, this 13th day of ~~May~~ June, 1977

Lisa M. Ledbetter, Notary Public

Commission Expires June 4, 1979

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
Davidson County

JUN20F CONV 20,000.00
JUN20F STAX 3* 52.00
JUN20F FEE 2* 6.00 * 60.50

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 (his oath / their several oaths) acknowledged (himself / themselves) 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

FILED FOR REFERENCE JUN 24 AM '77 DAVIDSON COUNTY, TENN.

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WARRANTY DEED

FROM

TO

Attorneys
TITLE COMPANY, INC.
NASHVILLE, TENN.

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