THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney at Law
223 Madison Street, Madison, TN 37115

# WARRANTY DEED

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| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP, PARCEL NUMBERS |
|---|---|---|
| MARTHA P. BENNETT & NANCY B. KEMP<br>Isaac Dr. | SAME<br>(NAME: | To Be Assigned |
| (STREET ADDRESS OR ROUTE NUMBER)<br>Goodlettsville, Tn. 37072 | (STREET ADDRESS) | |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

*For and in Consideration of the sum of* ----------TEN AND NO/100----------
----------($10.00)---------- *DOLLARS*
cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged,

JUL25 CONV *2,000.00
JUL25 S'TAX B* 5.20
JUL25 PR'FEE B* .50
JUL25 W'DEED B* 6.00 * 11.70

MARTHA P. BENNETT, a widow, hereinafter referred to as Grantor *have bargained and sold, and by these presents do transfer and convey unto the said* MARTHA P. BENNETT AND NANCY B. KEMP, as tenants in common, with right of survivorship obtaining, hereinafter referred to as Grantees, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Land in the 10th Civil District of Davidson County, Tennessee, according to the re-subdivision of a portion of the Martha P. Bennett land, dated June 13, 1977, by John B. Rainey, Surveyor, as follows:

BEGINNING at a concrete marker on the south side of Isaac Drive, being the northwest corner of G. B. Walron'd property and the northeast corner of this lot; thence with the proposed margin of the extension of Isaac Drive S 88° 39' W 150.50 feet to a concrete marker; thence S 1° 21' E 290.40 feet to a point; thence N 88° 39' E 150.50 feet to a point; thence N 1° 21' W 290.40 feet to the point of beginning and containing 1.00 acres, more or less.

Being a portion of the same property conveyed to Eldred L. Bennett and wife, Martha P. Bennett, by deed from Nicholas G. Teeter and wife, Ova M. Teeter, of record in Book 3704, page 35, Register's Office for Davidson County, Tennessee, and the same Eldred L. Bennett having died on October 20, 1967, the property vested in Martha P. Bennett in fee simple.

It is the intent of this conveyance that the grantees shall hold the property described as tenants in common, each owning a one-half (1/2) undivided interest, but with survivorship obtaining, i.e., at the death of either grantee, title to the said property shall vest in the survivor, her heirs and assigns.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }, The actual consideration or value whichever is greater, for this transfer is $ 2000 00
Subscribed and sworn to before me, this the 23rd day of July 19 77
Affiant
My commission expires: 9-12-78 (Affix Seal)
Notary Public

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unimproved ( )
This is improved ( ) property, known as ..... (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* grantees, *their heirs and assigns, forever.*

*And* I *do covenant with the said* grantees, *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,* except as appears of record.

*And* I *do further covenant and bind* myself, my *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.*

*Witness* my *hand this* 23rd *day of* July, *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.*

Martha P. Bennett

Martha P Bennett

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*STATE OF TENNESSEE*
*COUNTY OF DAVIDSON*

*Personally appeared before me,* the undersigned, *a Notary Public in and for said County and State, the within named* MARTHA P. BENNETT, a widow

*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* Goodlettsville, *Tennessee, this* 23rd *day of* July, *19* 77.

Judy P Atkins, *Notary Public.*

*Commission Expires* 9-12-78.

*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*.

E16305

IDENTIF. REFERENCE
FILED
JUL 25 3 18 PM '77
REGISTER
DAVIDSON CO. TENN.