F250662

WARRANTY DEED

IDENTIF. REFERENCE

SEP 14 11 24 AM '77

FELIX Z. KING, REGISTER
DAVIDSON COUNTY, TENN.

BOOK 5196 PAGE 455

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,000

Ralph McCarty
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF September 1977

Maria G Williams
Notary Public

MY COMMISSION EXPIRES: June 21, 1981

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TRABER & ROBINSON, ATTYS. 107 DONELSON PIKE, NASHVILLE, TN 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
RALPH MCCARTY (NAME)	SAME (NAME)	To be assigned P.R.
Rt. 4 Brick Church Pike (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Goodlettsville, Tn. 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, HELEN PORTER MENEES, LUCY PORTER BRYAN, AND EDWARD S. PORTER, HEIRS OF C. L. PORTER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RALPH MCCARTY AND WIFE, RUBY L. MCCARTY

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:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING THE PROPERTY OF C. L. PORTER (DECEASED) AS RECORDED IN BOOK 4173, PAGE 593, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE NORTH LINE OF BRICK CHURCH PIKE, THE ORIGINAL SOUTH-EAST CORNER OF THIS PROPERTY; THENCE ALONG THE NORTH LINE OF BRICK CHURCH PIKE S. 89° 44'N. FOR 214.9 FEET TO A POINT; THENCE LEAVING THE ROAD ALONG A FENCE LINE N. 05° 23' W. FOR 729.00 FEET TO A POINT; THENCE N. 32° 30' W. FOR 259.4 FEET TO A POINT; THENCE N. 55° 00' E. FOR 116.2 FEET TO A POINT; THENCE N. 42° 50' E. FOR 30.4 FEET TO A POINT; THENCE S. 51° 15' E. FOR 183.2 FEET TO A POINT; THENCE S. 61° 55' E. FOR 75.00 FEET TO A POINT; THENCE S. 06° 35' E. FOR 895.80 FEET TO THE POINTOF BEGINNING CONTAINING 4.82 ACRES.

BEING THE SAME PROPERTY CONVEYED TO C. L. PORTER AND WIFE ALICE F. PORTER BY DEED FROM C. H. BROWN AND WIFE ALTA M. BROWN OF RECORD IN BOOK 4173, PAGE 593, REGISTER'S OFFICE FOR DAVIDSON COUNTY. THE SAID C. L. PORTER AND WIFE ALICE F. PORTER HAVING SINCE DIED.

This is unimproved ( ) improved (X) property, known as Rt. 4, Brick Church Pike, Goodlettsville 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 OUR hand S this 13th day of September, 1977

x Edward S Porter

x Helen Porter Menees

x Lucy Porter Bryan

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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 HELEN PORTER MENEES, LUCY PORTER BRYAN, AND EDWARD S. PORTER, HEIRS OF C. L. PORTER

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 13th day of September, 19 77

Marie A. Williams Notary Public

Commission Expires June 21, 1981

STATE OF _____
_____ 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 { 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 purpose 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

SEP 14 77 CONV 60,000.00
SEP 14 77 S'TAX B* 156.00
SEP 14 77 PR'FEE B* .50
SEP 14 77 W'DEED B* 4.00 * 160.50

WARRANTY DEED

FROM
C. L. PORTER HEIRS

TO
RALPH MCCARTY

ET UX

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seizin

Compliments of
Title Associates, Inc.

REPRESENTING
US LIFE TITLE INSURANCE
Company of New York

Mail: Grantee by Instrument
Brentwood Tn 37027