WARRANTY DEED

BOOK 5250 PAGE 794

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 1,000.00

Arnold Cole
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF February 1978

W. Wallace
Notary Public

MY ~~COMMISSION~~ EXPIRES: Dec. 29.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILLIAM G. TRABER, ATTORNEY, 107 DONELSON PIKE, NASHVILLE, TENNESSEE 37124T
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ANDIE H. FLATT (NAME)	SAME (NAME)	DAVIDSON 98-149
2123 Berrys Chapel Pike (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	WILSON PART OF 97-104
Goodlettsville Tenn 37214 (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, ARNOLD A. COLE AND WIFE, ALICE FAYE COLE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ANDIE H. FLATT AND WIFE, MARTHA CLAIRE FLATT

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

LAND LYING AND BEING SITUATED IN THE 4TH CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE, AND THE 25TH CIVIL DISTRICT OF WILSON COUNTY, TENNESSEE, BEING TRACT 3A ON THE PLAN OF ARNOLD COLE SUBDIVISION OF ODUM ESTATES AS OF RECORD IN BOOK 4955, PAGE 16, REGISTER'S OFFICE FOR DAVIDSON COUNTY AND BEING PART OF TRACT 3 ON THE PLAN OF ODUM ESTATES AS OF RECORD IN PLAT BOOK 12, PAGE 101, REGISTER'S OFFICE FOR WILSON COUNTY, AND DESCRIBED AS FOLLOWS:

SAID TRACT NO. 3A DAVIDSON COUNTY, AND PART OF TRACT NO. 3 WILSON COUNTY, BEGINS AT A CONCRETE MONUMENT ON THE EASTERLY SIDE OF EARHEART ROAD APPROXIMATELY 767.64 FEET SOUTH OF THE SOUTH END OF A CURVE OFF OF CENTRAL PIKE, THE SAME BEING THE NORTHWEST CORNER OF THE PROPERTY CONVEYED TO ARNOLD A. COLE AND WIFE, BY DEED OF RECORD IN BOOK 278, PAGE 178, R.O.W.C.; THENCE 150 FEET SOUTH WITH EARHEART ROAD TO THE NORTHWEST CORNER OF TRACT NO. 3B; THENCE LEAVING EARHEART ROAD S. 85° 10' E., 945.0 FEET TO AN IRON PIN IN THE CENTER OF THE NORTH SOUTH EASTERLY MOST LINE OF TRACT NO. 3; THENCE N. 6° 20' E., 150 FEET TO AN IRON PIN, THE NORTHEASTERLY MOST CORNER OF TRACT NO. 3; THENCE N. 85° 10'W., 945 FEET TO EARHEART ROAD, THE POINT OF BEGINNING AND CONTAINING 3.255 ACRES MORE OR LESS.

BEING PART OF THE SAME PROPERTY CONVEYED TO ARNOLD A COLE AND WIFE, ALICE FAYE COLE BY DEED FROM HERMAN FRANKLIN ODUM AND WIFE, KATHLEEN ODUM, AS OF RECORD IN BOOK 278, PAGE 178, REGISTER'S OFFICE FOR WILSON COUNTY, TENNESSEE.

This is unimproved (X) improved ( ) property, known as EARHEART ROAD, MT. JULIET, TN. 37122
(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 8th day of FEBRUARY, 19 78

Arnold A. Cole

Alice Faye Cole

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 ARNOLD A. COLE AND WIFE, ALICE FAY COLE

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, TN. this 1st day of FEBRUARY, 19 78

Commission Expires 11-12-80

Notary Public

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

E 49606

IDENTIF. REFERENCE

FEB 8 11 47 AM '78

FELIX Z. ROBERTSON III REGISTER
DAVIDSON COUNTY, TENN.

FEB-8 78	CONV	*1,000.00			
FEB-8 78	S'TAX		B*	2.60	
FEB-8 78	PR'FEE		B*	.50	
FEB-8 78	W'DEED		B*	4.00	* 7.10

PREPARED FROM INFORMATION AND DOCUMENTS PROVIDED BY THE PARTIES

WARRANTY DEED

FROM
ARNOLD A. COLE ET UX

TO
ANDIE H. FLATT ET UX

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seisin

Compliments of
Title Associates, Inc.

REPRESENTING
USLIFE TITLE INSURANCE
Company of New York