BOOK 5258 PAGE 513

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Margaret J. Lanius	Same	
(NAME)	(NAME)	Map 132-15
4600 Franklin Rd		Par 4 2d
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nash. Tn. 37220		
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

mail

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, William Robert Lanius and wife, Margaret Jenkins Lanius

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Margaret Jenkins Lanius

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 the 6th Civil District of Davidson County, Tennessee, being part of Lot No. 1 on the Plan of the property of John Overton, deceased, known as "Traveler's Rest" of record in Book 421, page 160, Register's Office for said County, further described as Lot No. 1 on the plan of the Resubdivision of Robert Lanius Property, not of record, prepared by Donald W. Fortner, Engineer, dated June 6, 1977, as follows:

Beginning at a point in the easterly margin of the Franklin-Nashville Inter-Urban 157.10 feet N of James E. Caldwell's NW boundary; thence, leaving said right-of-way N 86° 51' E. 542.69 feet; thence, N 2° 25' W 123.02 feet to a point in the SW margin of Harding Place; thence, along the margin of Harding Place 110.00 feet to a concrete monument; thence, S 86° 48' W 430 feet to a point in the easterly margin of the Inter-Urban, said point being 41.12 feet from the margin of Franklin Pike; thence with the Inter-Urban boundary S 1° 57' W 171.00 feet to the point of beginning, containing 2.01 acres, more or less.

Being part of the same property conveyed to William Robert Lanius and wife, Margaret J. Lanius, by deed from Evangeline Bowie, of record in Book 4789, page 475, Register's Office for said County.

unimproved ( )
This is improved ( ) property, known as
(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' successors, assigns 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 hands this 24th day of October 1977

William Robert Lanius Margaret Jenkins Lanius

William Robert Lanius Margaret Jenkins Lanius

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named William Robert Lanius and Margaret Jenkins Lanius, 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 24 day of Feb., 1978.

Commission Expires: 4/15/79

Notary Public

STATE OF _____)

COUNTY OF _____)

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 ___ day of _____, 19__.

My Commission Expires: _____

Notary Public

WARRANTY DEED

FROM

WILLIAM ROBERT LANIUS and wife, MARGARET JENKINS LANIUS

TO

MARGARET JENKINS LANIUS

E 52981

IDENTIF. REFERENCE

MAR 2 3 08 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

RETURN TO: Dearborn & Ewing
ATTORNEYS
NASHVILLE, TENN.
CUB-Broadway

MAR-2 MISC B* 4.00 * 4.00

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is $ _____.

Subscribed and sworn to before me this ___ day of _____, 19__.

My Commission Expires: _____

Notary Public