THIS INSTRUMENT WAS PREPARED BY James C. Kirkendall, ATTORNEY AT LAW,
320 GALLATIN ROAD, MADISON, TENNESSEE. 37115

WARRANTY DEED

BOOK 5263 PAGE 226

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael T. McCormick et ux (NAME:)	SAME (NAME:)	Map 87
Route 1 New Hope Rd. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcels 47.4 &47.5 4D-16690 4D-16660
Hermitage, Tn. 37076 (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 by the grantees hereinafter named, and other good and valuable considerations, the receipt of which is hereby acknowledged,

CO 22484.00	MO
WD 6.00	MS
TD	ST 54.50
CC	ST
MR	PF 50
UCC	TOTAL 65.00

IDENTIF. REFERENCE
APR 4 2 18 PM '78
FILED & RECORDED IN REGISTER
DAVIDSON COUNTY, TENN.

557932

We, BARBARA M. (NICHOLS) LEE and husband, JAMES H. LEE, hereinafter called the grantors,

have bargained and sold, and by these presents do transfer and convey unto the said MICHAEL T. MCCORMICK and wife, KATINA K. MCCORMICK, herein 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:*

TRACT NO. 1: Land in the 4th Civil District of Davidson County, Tennessee. Being part of a tract deed recorded in Book 2802, page 117, Register's Office for Davidson County, Tennessee.

BEGINNING in the center of the abandoned part of New Hope Road being the North West corner of the above referred to Whole Tract being the North West corner of the Tract herein described.

Thence with the center of the abandoned part of New Hope road south 2 degrees, 30 minutes west, 169 feet to John McCormicks North West corner. Thence with his North line North 87 degrees 8 minutes East 357.7 feet to his North East corner, thence with his east line south 1 degree 27 minutes west 180 feet to his south east corner being Lois Zeller's east corner, thence with Lois Zellers east line south 1 degree 27 minutes west 157 feet to her south east corner.

Thence North 88 degrees 38 minutes east, 362.4 feet to a fence being the south east corner of the tract herein described.

Thence with said fence north 3 degrees 15 minutes east 392.5 feet to the north east corner of this tract being also the North east corner of the whole tract.

Thence with another fence being the north line of this tract and the north line of the Whole tract north 83 degrees 15 minutes west 706.2 feet to the beginning, containing 4.2 acres, more or less.

Being the same property conveyed to Barbara McCormick Nichols, by deed from V. G. McCormick and wife, Lillie P. McCormick, of record in Book 3822, page 672, said Register's Office.

(CONTINUED)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 22,484.00

Affiant

Subscribed and sworn to before me, this 4th day of April, 1978

Notary Public

My commission expires: 11-11-81

(Affix Seal)

NOTARY PUBLIC
STATE OF TENNESSEE
LARGE

TRACT NO. 2: A tract of land in the 4th Civil District of said County, described according to a copy of a survey made by John M. Sullivan, Civil Engineer, dated August 30, 1963, revised September 27, 1963, as follows:

BEGINNING at a point in the center of New Hope Road at the northwest corner of the property being heretofore conveyed to Robert L. McCormick and wife, said point being north 4° 43' east 150 feet from the northwest corner of the property conveyed to James A. McCormick and wife, by deed of record in book 3619, page 435, Register's Office; thence leaving said Road and along Robert L. McCormick's northerly line, north 89° 13' east 362.30 feet to a point; thence north 1° 27' east 157 feet to a point; thence south 87° 08' west 355.15 feet to a point in the centerof an old road; thence with the center of the same, south 2° 30' east 143.7 feet to the point of beginning.

Said above described property is conveyed subject to a driveway easement described as follows:

BEGINNING in the center of an old road as shown on above referred to survey at the northwest corner of the property hereinabove described; thence with the northerly line of said property, north 87° 08' east 40 feet to a point; thence south 2° 30' west 85 feet to a point; thence south 87° 08' west 40 feet to a point in the center of an old road; thence with the center of the same, north 2° 30' east 85 feet to the point of beginning.

Being the same property conveyed to Barbara M. Nichols, by deed from C. Robert Zellar and wife, Lois J. Zellar, of record in book 4000, page 410, said Register's Office.

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 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.*

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.*

Witness our *hands this* 23 *day of* March, *19* 78, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

(Barbara M. (Nichols) Lee)

(James H. Lee)

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* Barbara M. (Nichols) Lee and husband, James H. Lee

*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* 31st *day of* March, *19* 78.

Barbara A. Nichols, *Notary Public.*

Commission Expires July 11, 1978.

NOTARY PUBLIC AT LARGE DAVIDSON CO. TENNESSEE STATE OF TENNESSEE

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.....