BOOK 5296 PAGE 503

THIS INSTRUMENT WAS PREPARED BY
McKINNEY and EVERETT
ATTORNEYS AT LAW
Suite One 1303 Gallatin Road, North
Madison, Tennessee 37115

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James M. Smith & Edgar E. Harlin, Jr. (NAME)	SAME (NAME)	18-16 Par 99 Jal
435 N. Main St (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Goodlettsville, Tn (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

mail

For and in Consideration of the sum of TEN AND NO/100 ---------- ($10.00) *DOLLARS*

cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations,

I, JOHN M. CATO, unmarried, hereinafter called the GRANTOR,

have bargained and sold, and by these presents do transfer and convey unto the said JAMES M. SMITH & EDGAR E. HARLIN, JR., 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:*

TRACT 1:

Land in Davidson County, Tennessee, being Lot No. 2 on the Map of James M. Phipps Addition to Goodlettsville, as of record in Book 547, page 151, Register's Office for said County, and more particularly described as follows:

SAID Lot No. 2 fronts 96 feet on the easterly side of Main Street and extends back between lines 245 1/2 feet on the northerly side and 240 1/2 feet on the southerly side to a dead line and an alley in the rear, and measures 95 1/2 feet thereon.

BEING the same property conveyed to Charles Inman Cato and wife, Evelyn C. Cato, by deed from William F. Evans and wife, Anna Louise Evans, of record in Book 1944, page 225, Register's Office for Davidson County, Tennessee. The said parties having since died; the said Evelyn C. Cato having predeceased the said Charles Inman Cato. Said property devised to John Marshall Cato, as devisee under the will of Charles Inman Cato, of record in Will Book 121, page 630, County Court Clerk's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 65,000.00

Affiant

Subscribed and sworn to before me, this the 2 day of June 19 78

My commission expires Mar 15 1979 (Affix Seal)

Notary Public

TRACT 2:

Land in Davidson County, Tennessee, being situated in the Town of Goodlettsville, 10th Civil District of said County.

SAID Lot fronts 100 feet, more or less, on the East side of Main Street, formerly known as the L. & N. Turnpike and extends back between parallel lines 200 feet, more or less, and bounded as follows: ON the north by M. P. Harmon (formerly R. F. Patton) on the East by an alley (formerly J. O. Bass), on the South by J. O. Bass, (now Charles Inman Cato) on the West by said Main Street, said parcel of land being known as the S. W. McIntosh Home Place.

BEING the same property conveyed to Charles Inman Cato and wife, Evelyn C. Cato, by deed from Marshall A. Draper, single, of record in Book 3647, page 87, Register's Office for Davidson County, Tennessee. The said parties having since died; the said Evelyn C. Cato having predeceased the said Charles Inman Cato. Said property devised to John Marshall Cato as devisee under the will of Charles Inman Cato, of record in Will Book 121, page 630, County Court Clerk's Office for Davidson County, Tennessee.

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.*

And I, the GRANTOR *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 day of* June, 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.*

X John M. Cato

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* JOHN M. CATO

the bargainor, with whom I am personally acquainted, and who acknowledged that he *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Madison *, Tennessee, this* 5th *day of* June *, 19*78*.*

, Notary Public.

Commission Expires May 11, 1979 *.*

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 ..... *.*

WARRANTY DEED

FROM

JOHN M. CATO

TO

JAMES M. SMITH &

EDGAR E. HARLIN, JR.

E.7.0207.

IDENTIF. REFERENCE

JUN 9 10 22 AM '78

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

JUN-98 CONV 65,000.00
JUN-98 STAX B* 169.00
JUN-98 PRFEE B* .50
JUN-98 WDEED B* 8.00 * 177.50

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Compliments of

Madison Title Company

320 Gallatin Road

MADISON, TENNESSEE 37115

Representing

Chicago Title Insurance Company

CHICAGO, ILLINOIS