map 165 - parcel 24
RE

STATE OF TENNESSEE]
: ss.
COUNTY OF DAVIDSON]

MAIL TAX BILLS TO:
R. L. Davis
333 Lovers Crossroads Rd
Antioch, Tenn 37013

PREPARED BY SMITH & SELLERS ATTYS;
MURFREESBORO, TN. 37130 FROM
INFORMATION FURNISHED BY THE PARTIES;
(n. s.)

BOOK 5304 PAGE 138

FOR AND IN CONSIDERATION of the sum of TEN THOUSAND AND NO/100 DOLLARS ($10,000.00), cash in hand paid, the receipt of which is hereby acknowledged, we, the undersigned, JESSIE BOE IVEY and wife, HELEN IVEY, have bargained and sold and do hereby transfer and convey unto E. TERRY CARON, a married person, his heirs and assigns, forever, that certain parcel of real estate situated in the 2nd, formerly the 3rd, Civil District of Davidson County, Tennessee, and being described as follows, to-wit:

> BEGINNING on the northerly margin of Pin Hook Road at the southwest corner of the property conveyed to Clarence C. Vaughn and wife, Vera G. Vaughn, by Deed from J. B. Thompson and wife, of record in Book 1140, page 659, Register's Office for said County; thence with Vaughn's west line north 138.5 feet to an iron pin; thence south 86° 45' east 315 feet to an iron pin; thence south 6° 45' west 138.5 feet to an iron pin in the north margin of said road north 86° 45' west 315 feet to the point of beginning, containing 1 acre, more or less.
>
> Being the same property conveyed to the undersigned by Deed from Clarence C. Vaughn et ux of record in Book 2875, page 372, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said E. TERRY CARON, his heirs and assigns, forever.

We covenant with the said grantee that we are lawfully seized and possessed of said real estate; that we have a good right to convey the same; and that it is unencumbered except by lien of the 1978 taxes, which taxes the grantee assumes and agrees to pay when due.

We further covenant and bind ourselves, our heirs and representatives, forever to warrant and defend the title to said real estate unto the said grantee, his heirs and assigns, forever, against the lawful claims of all persons, whomsoever.

Possession of the within described property will be given to the

grantee herein seven (7) days after the closing of this transaction.

WITNESS OUR HANDS, this the 21st day of June, 1978.

Jessie Bob Ivey
JESSIE BOB IVEY

Helen Ivey
HELEN IVEY

STATE OF TENNESSEE]
: ss.
DAVIDSON COUNTY]

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named JESSIE BOB IVEY and wife, HELEN IVEY, the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the foregoing (DEED) instrument for the purposes therein contained.

WITNESS MY HAND and official seal at office in Nashville, Tennessee, this the 23 day of June, 1978.

Notary Public

My Commission Expires 1-18-82

I hereby swear or affirm that the actual consideration for this transfer, or value of the property transferred, whichever is greater, is $10,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

E. Jerry Caron
Affiant

Subscribed and sworn to before me, this the 21 day of June, 1978.

William T. Sellers
Notary Public

My Commission Expires: July 23, 1978

E 7.2.5 7.1

IDENTIF. REFERENCE

JUN 27 3 57 PM '78

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

JUN27⁷⁸	CONV	10,000.00			
JUN27⁷⁸S'TAX			B*	26.00	
JUN27⁷⁸PR'FEE			B*	.50	
JUN27⁷⁸	W'DEED		B*	4.00	* 30.50