Map 133-2
Par. 286 + 287 SW

This Instrument Prepared By:

Dale L. Stegall
HARWELL BARR MARTIN & SLOAN
400 Home Federal Building
Nashville, Tennessee 37219

BOOK 5379 PAGE 77

Address New Owner:

C. T. Neal, Jr.
356 Haywood Lane
Nashville, Tennessee 37211

Send Tax Bills To:

Same

WARRANTY DEED

FOR AND IN EXCHANGE of good and valuable consideration, the receipt and adequacy of which is acknowledged by MRS. NANNIE R. NEAL (hereinafter referred to as "Grantor"), the undersigned has bargained and sold, and by these presents does transfer and convey unto the said C. T. NEAL, JR. (hereinafter referred to as "Grantee"), its successors and assigns, certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows:

Tract 1 - Beginning at an iron pin at the southeast corner of Antioch Pike and Nolensville Pike, running thence with the easterly margin of the Nolensville Pike, south 26 degrees east 1.5 feet to an iron pin in the corner of the property conveyed to R. R. Baker and Ruby Cook McGown by deed from R. E. Harrison and wife, of record in Book 1079, page 642 Register's Office for said County; thence with Baker and McGown's north line, north 04 degrees east 150 feet to their northeast corner, thence with their easterly line, south 26 degrees east 50 feet to Baker and McGown's southeast corner; thence north 75 feet, more or less, to the southerly margin of Antioch Pike; thence with the southerly margin of said pike, north 86 degrees west 205.5 feet to an iron pin, the point of beginning.

Being the same property conveyed to C. T. Neal by deed from R. E. Harrison and wife, Cearcie Elvira Harrison of record in Book 1341, page 161, Register's Office for Davidson County, Tennessee; and being the same property devised to the undersigned by Will of C. T. Neal, deceased, as the same appears of record in Will Book 90, page 110, dated February 6, 1968 in the Probate Court for Davidson County at Nashville, Tennessee.

Tract 2 - Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Nolen Heights, as of record in Book 332, page 122, Register's Office for said County.

Said Lot No. 1 fronts 50 feet on the southerly side of Antioch Pike, formerly the Mill Creek Valley Pike and runs back between parallel lines, with the easterly margin of an alley, 160 feet to an alley in the rear.

Being the same property conveyed to C. T. Neal, Sr., by deed from Nolensville Realty Company, a Tennesse corporation, as of record in Book 2334, page 181, Register's Office for Davidson County, Tennessee; and being the same property devised to the undersigned by Will of C. T. Neal, Sr., deceased, as the same appears of record in Will Book 90, page 110, dated February 6, 1968 in the Probate Court for Davidson County, at Nashville, Tennessee.

Tract 3 - Being the south part of an unnamed lot shown on the the Map of Nolen Heights, and marked "Car Station" thereon, as of record in Book 332, page 122, Register's Office for said County, and described according to a copy of a survey thereof made by Z. J. Wilkinson, Surveyor, on July 7, 1945, as follows:

Beginning at an iron pin in the east right-of-way line of the Nolensville Pike as widened in the deed from E. A. Farley and wife, to State of Tennessee, as of record in Book 2021, page 353, at the southwest corner of said Car Station Lot, and the north line of Lot No. 25 on the Map of Nolen Heights; thence along the north line of Lot No. 25, northeasterly 130 feet to an iron pin in the westerly line of an alley, thence with the margin of said alley, northwesterly 30 feet to a point and continuing with margin of said alley, northerly 58 feet to a point; thence westerly 70 feet to a point; thence southwesterly 99 feet to a point in the east margin of said pike; thence with the margin of same southeasterly 100 feet to the point of beginning, excluding, however, any lands that may be within the bounds of the present Nolensville Pike.

Being the same property conveyed to Charles T. Neal by deed, from E. A. Farley and wife, Ethel Farley, as of record in Book 2735, page 639, Register's Office for Davidson County, Tennessee; and being the same property devised to the undersigned by Will of Charles T. Neal, deceased, as the same appears of record in Will Book 90, page 110, dated February 6, 1968 in the Probate Court for Davidson County, at Nashville, Tennessee.

Tract 4 - Being Lot No. 2 on the Plan of Nolen Heights, as of record in Book 332, page 122, Register's Office for said County.

Said Lot No. 2 fronts 50 feet on the southerly side of Antioch Pike, formerly the Mill Creek Valley Pike, and runs back between parallel lines, 160 feet to an alley.

Being the same property conveyed to the undersigned by Deed from Mrs. Frances Johnson Little and Earl M. Johnson, of record in Book 4247, page 997, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and assigns, forever. And we do covenant with the said Grantee 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. I further covenant and bind myself, my heirs and representatives to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns against the lawful claims of all persons whomsoever.

Whenever 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 my hand this 21st day of December, 1978.

Nannie R. Neal

NANNIE R. NEAL

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me Claudia D. Ethridge, a notary public in and for said County and State, the within named NANNIE R. NEAL, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 27 day of December, 1978.

CLAUDIA D. ETHRIDGE NOTARY PUBLIC STATE OF TENNESSEE LAWRENCE COUNTY

Claudia D. Ethridge
Notary Public

My commission expires: 8/2/81

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is the greater, for this transfer is $40,500.00.

C. R. Neal
AFFIANT

Subscribed and sworn to before me, this the 27th day of December, 1978.

CLAUDIA D. ETHRIDGE NOTARY PUBLIC STATE OF TENNESSEE LAWRENCE COUNTY

Claudia D. Ethridge
Notary Public

My commission expires: 8/2/81

IDENTIF. REFERENCE

DEC 27 3 29 PM '78

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

F.06935

DEC27'78 CONV 40,500.00
DEC27'78 S'TAX B* 105.30
DEC27'78 PR'FEE B* .50
DEC27'78 W'DEED B* 6.00 * 111.80