WARRANTY DEED

BOOK 5525 PAGE 31

3473

FROM BEN MERRITT AND BONNIE R. MERRITT , HIS WIFE, DBA BEN MERRITT CONSTRUCTI(COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	MICHAEL NEAL TAYLOR AND TANDY M. TAYLOR , HIS WIFE 4637 WOODSIDE DRIVE OLD HICKORY, TENNESSEE 37138
SEND TAX BILLS TO:	FIRST AND MID-SOUTH MURTGAGE COMPANY P O BOX 2568 NASHVILLE, TENNESSEE 37219
PREPARED BY:	CLYDE PAUL HOLLAND, ATTORNEY 2016 PARKWAY TOWERS NASHVILLE, TENNESSEE 37219
MAP-PARCEL NOS:	64-4-30 4D 50010

11/05 169.52- CHECK

STATE OF TENNESSEE · JEANETTE S. BANKS · NOTARY PUBLIC AT LARGE

{STATE OF TENNESSEE COUNTY OF ....DAVIDSON.....}

THE ACTUAL CONSIDERATION, OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ ....62,750.00..... Affiant Michael Neal Taylor

SUBSCRIBED AND SWORN TO BEFORE ME THIS ....OCTOBER DATE 31, 1979.....

Jeanette L. Banks ..... 7-27-81.....

NOTARY PUBLIC COMMISSION EXPIRES

AFFIX SEAL

FOR AND and IN CONSIDERATION OF the sum of ----------TEN DOLLARS AND NO\100------

----------($10.00)---------- DOLLARS

CASH IN HAND PAID BY MICHAEL NEAL TAYLOR AND TANDY M. TAYLOR, HIS WIFE, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

BEN MERRITT AND BONNIE R. MERRITT , HIS WIFE, DBA BEN MERRITT CONSTRUCTION COMPANY.....GRANTOR(S) have (has) bargained and sold, and by these presents do(es) transfer and convey unto the said

....MICHAEL NEAL TAYLOR AND TANDY M. TAYLOR , HIS WIFE.....

..... their (his, her, its) heirs, successors and assigns,

a certain tract or parcel of land in ....DAVIDSON.... County, State of Tennessee, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 56 ON THE PLAN OF WOODSIDE SUBDIVISION, SECTION II, AS OF RECORD IN BOOK 5200, PAGE 98, REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 56 FRONTS 109.42 FEET ON THE WESTERLY SIDE OF WOODSIDE DRIVE AND RUNS BACK 224.13 FEET ON THE SOUTHERLY LINE AND 228.27 FEET ON THE NORTHERLY LINE TO A REAR LINE ON WHICH IT MEASURES 109.50 FEET.

BEING PART OF THE SAME PROPERTY CONVEYED TO BEN MERRITT AND WIFE, BONNIE R. MERRITT, DBA BEN MERRITT CONSTRUCTION COMPANY, BY DEED FROM FIRST AMERICAN NATIONAL BANK, OF RECORD IN BOOK 5202, PAGE 95, REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS MADE SUBJECT TO ALL EASEMENTS, RESTRICTIONS AND MATTERS OF PUBLIC RECORD, INCLUDING TAXES FOR THE YEAR 1979 AND SUBSEQUENT YEARS.

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unimproved ( )
This is improved (X) property, known as 4637 WOODSIDE DRIVE, OLD HICKORY, TENNESSEE 37138
Number Street City State 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 MICHAEL NEAL TAYLOR AND TANDY M. TAYLOR, HIS WIFE THEIR heirs, successors and assigns, forever.

AND WE do covenant with the said MICHAEL NEAL TAYLOR AND TANDY M. TAYLOR, HIS WIFE 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 except of record.

AND WE, BEN MERRITT AND BONNIE R. MERRITT, HIS WIFE, DBA BEN MERRITT CONSTRUCTION COMPANY do(es) further covenant and bind OURSELVES, OUR heirs and representatives, to WARRANT and forever defend the title to the said land to the said MICHAEL NEAL TAYLOR AND TANDY M. TAYLOR, HIS WIFE THEIR heirs successors and assigns against the lawful claims of all persons whomsoever.

WITNESS OUR hand S this 31ST day of OCTOBER 19 79

F.61552

IDENTIF. REFERENCE

Nov 5 1 25 PM '79

FELIX Z. WILSON REGISTER DAVIDSON COUNTY, TENN.

Ben Merritt
BEN MERRITT

Bonnie R. Merritt
BONNIE R. MERRITT

{STATE OF TENNESSEE ; COUNTY OF DAVIDSON } (Individual Acknowledgment)

Personally appeard before me, the undersigned, a Notery Public in and for said County and State, the within named BEN MERRITT, BONNIE R. MERRITT,

the bargainer(s), with whom I am personally acquainted, and acknowledged that they (he, she) executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at NASHVILLE City TENNESSEE State this 31 day of OCTOBER 19 79

7-27-81
Commission Expires

Janette L. Banks
Notary Public

(AFFIX SEAL)

{STATE OF ; COUNTY OF } (Corporate Acknowledgment)

Before me, the undersigned, 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 (Title) of the , a corporation, the within named bargainer, and that he as such (Title) being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as (Title)

WITNESS my hand and seal, at office in CITY: STATE:

this day of 19

Commission Expires

Notary Public

(AFFIX SEAL)

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5525 PAGE 33

FOR

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
		62750.00-	CO	
		163.02	CO TX	
		.50	PRFEE	
		6.00	WDEED	
			CHECK	169.52-
3473A11/05/79		BAL		.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F.61552

IDENTIF. REFERENCE

NOV 5 1 25 PM '79

FELIX Z. WILSON, II
DAVIDSON COUNTY

No. 723428