TENNESSEE WARRANTY DEED

WARRANTY DEED

This Indenture, Made this 22nd day of September, A.D. 1979, between

DAVID ALLEN DEMERICH

66- 9.1

of Davidson County in the State of Tennessee of the first part, and

ROSS E. ALDERMAN and PATRICIA J. COTTRELL

of Davidson County, Tennessee of the second part.

Witnesseth: That the said party of the first part, for and in consideration of the sum of One Dollar ($1.00) and other good and valuable considerations

to him in hand paid by the said parties of the second part, the receipt of which is hereby acknowledged,

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 65,000
Ross E Alderman
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 25th DAY OF Feb 1980
Deputy Register

has granted, bargained, sold and conveyed, and does hereby grant, bargain, sell, and convey unto the said parties of the second part, the following described premises, to wit, situate in District No.: 13 in Davidson County, Tennessee, being three adjacent tracts of land, as follows:

Tract A. Beginning at the east corner and right of way of the Tennessee Railroad and Brower east corner; thence with the right of way of said Railroad 160 feet east; thence southwardly to the slough of Cumberland River; thence with low water mark 160 feet west to Brower's corner at the river; thence northwardly to the right of way of said railroad and Brower's corner.

Tract B. Beginning at the right of way of the Tennessee Central Railroad and W.H. Brower's easterly line of a lot formerly purchased of G.R. Oglesby, Trustee, as of record in Book 1151, Page 280, of the Register's Office; thence easterly 40 feet to a point; thence southerly to the low water mark of the slough of Cumberland River; thence west 40 feet to a point; thence northerly to the right of way of said Railroad, the place of beginning.

Tract C. Being described according to survey made June 1, 1931, by Earl Drake, County Surveyor, as follows: Beginning at a water maple on the east bank of Island Branch and on the south right of way line of the Tennessee Central Railroad; thence along the east bank of Island Branch south 30-1/4 degrees west 92 feetto a stake at the mouth of said branch where it runs into Cumberland River; thence up said river at low water line, south 77-1/2 degrees east 173 feet to and including a pile of large stone boulders; (Continued on next page.)

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

Affiant

Subscribed and sworn to before me this the _____ day of _____, 19____.

My commission expires _____

Notary Public

This instrument prepared by Ross Alderman Address Rt3 Hydes Ferry Pike Nashville Tenn 37218

Name of person or agency responsible for the payment of the real property taxes. New Owner

Name Ross Alderman Address Rt3 Hydes Ferry Pike Nashville Tenn 37218

(Description of Property Continued) BOOK 5571 PAGE 128

thence north 8 degrees east 73 feet to a stake on the said south right of way line of the Tennessee Central Railroad; thence with said right of way line, north 73 degrees west 125-1/2 feet to the beginning.

Being the same property described as Tracts 2, 3, and 4 conveyed to DAVID ALLEN DEMERICH by Deed from B. E. CATHEY and wife, HENRIETTA CATHEY, dated January 12, 1974, which deed is filed for record at Book 4800, Page 695 in the Register's Office of Davidson County, Tennessee.

with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to homestead and dower therein. To have and to hold the said premises to the said parties of the second part, their heirs and assigns forever. And the said party of the first part, for himself and for his heirs, executors and administrators, does hereby covenant with the said parties of the second part, their heirs and assigns, that he is lawfully seized in fee-simple of the premises above conveyed, and has full power, authority and right to convey the same; that said premises are free from all encumbrances; and that he will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

In Witness Whereof the said party of the first part has hereunto set his hand and seal the day and year first above written.

Signed, sealed and delivered in presence of:

David Demerich (L. S.)

Judy M. Demerich (L. S.)

(L. S.)

(L. S.)

STATE OF Tennessee
Davidson County } ss.

Personally appeared before me, Wm. Henry Haile, a Notary Public in and for said County, the within named bargainors David A. Demerich and Judy M. Demerich, his wife 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 office this 22nd day of September, A.D. 1979

My Commission Expires 1-19-82, 1982 Wm. Henry Haile Notary Public.

NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

STATE OF _____ }
_____ County } ss.

Personally appeared before me, _____, a Notary Public in and for said County, the within named bargainors _____

_____

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 office this _____ day of _____, A.D. 19 ___

My Commission Expires _____, 19 ___ _____, Notary Public.

STATE OF _____ }
_____ County } ss.

Personally appeared before me, _____, a Notary Public in and for said County, the within named bargainors _____

_____

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 office this _____ day of _____, A.D. 19 ___

My Commission Expires _____, 19 ___ _____, Notary Public.

STATE OF _____ }
_____ County } ss.

Personally appeared before me, _____, a Notary Public in and for said County, the within named bargainors _____

_____

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 office this _____ day of _____, A.D. 19 ___

My Commission Expires _____, 19 ___ _____, Notary Public.

STATE OF _____ }
_____ County } ss.

Before me, _____, a Notary Public of the state and county oforesaid, personally appeared _____, with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be the _____ _____ of the _____ _____, the within named bargainor, a corporation, and that _____ as such _____ _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by _____ as _____

_____

Witness my hand and official seal at office this _____ day of _____, A.D. 19 ___

My Commission Expires _____, 19 ___ _____, Notary Public.

F 78280

IDENTIF. REFERENCE

FEB 28 8 29 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

BOOK 5571 PAGE 130

4959 02/12/80- CHECK 12.00

RUSH

WARRANTY DEED

TO

STATE OF TENNESSEE

COUNTY.

Register's Office

Received for record the _____ day of

_____, A.D. 19 __

at _____ o'clock _____ M. Noted in Note

Book _____, and recorded in

Book of Deeds _____, Vol. _____, page _____

Fee paid $ _____

Witness my hand,

_____, Register.

State Tax _____ $ _____

Clerks' Fee _____ $ _____

Total _____ $ _____

Clinton Courier-News
Clinton, Tennessee

March, 1974

DUPLICATE

Tax paid on this
In the amount of 69.00
On Instrument #F5275
Recorded In Davidson
County Registers Office

Date 2-28-80
Dep. Reg.