BOOK 5574 PAGE 105

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Johnny W. Shumate (NAME)	Same (NAME)	133
3305 Nolensville Rd (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 50
Nashville, Tenn. (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Mail

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- Dollars,

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged.

This Instrument Was Prepared By
Phillip Saindon (gj)
Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee
From Information Furnished.

I, Katherine B. Shumate, a widow

have this day bargained and sold, and do hereby transfer and convey unto the said

Johnny W. Shumate

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Said tract of land is located in the 6th, formerly the 9th, Civil District of Davidson County, Tennessee and described according to a survey made in August, 1940 by Z. W. Wilkinson, Surveyor.

Beginning at a point in the center of the Anitoch Pike, the southeast corner of the Old Turberville Home Place; thence north 1 degree east 314 feet to a stone wall; thence north 86 degrees west 35.5 feet to a stake; thence 1 degree 45' west 240 feet to a stake; thence north 77 deg. 30' east 276 feet to a point in the center of Mill Creek; thence with the center of said Creek south 5 degrees east 173 feet to a point; thence south 55 degrees 30' east, 150 feet to a point on head of island above fork of creek; thence south 7 degrees 30' west, 437 feet to the center of said Antioch Pike; thence with the center of the Antioch Pike north 76 degrees 30' west 324 feet to the point of beginning containing 4.726 acres, more or less.

Being the same property conveyed to Tom W. Shumate and wife, Katherine B. Shumate by deed from J. P. Ellis, Trustee of record in Book 2026, page 16, Register's Office for Davidson County, Tennessee.

Land in Davidson County, Tennessee being in the 6th Civil District of said County and described as follows, to wit:

Beginning at a point in the center of the Antioch Pike, the southeast corner of the Old Turbeville Home Place; thence with the easterly margin of the old N.C. & St. L. Railway right of way north 1 degree east 314 feet to a stone wall; thence north 86 deg. west 35.5 feet to a stake; thence continuing with the easterly margin of said right of way north 1 deg. 45' west 740 feet to a stake (iron pipe); thence north 89 deg. 15' east and passing through the center of a spring on bluff 385 feet to the center of Mill Creek; thence up the center line of said creek south 36 deg. west 71 feet, south 15 deg. west 270 feet, south 5 deg. east 300 feet and south 55 deg. 30' east 150 feet to a point on head of island above fork of creek; thence leaving creek, south 7 deg. 30' west 437 feet to the center of said Antioch Pike; thence with the center line of said Antioch Pike north 76 deg. 30' west 324 feet to the point of beginning, containing 7.962 acres, more or less, according to survey made by Z. J. Wilkinson, Surveyor on August, 1940.

CHECK 03/15 23.42

6287

(Continued)

Being the same property conveyed to Tom W. Shumate and wife, Katherine B. Shumate by deed from J. P. Ellis, Trustee of record in Book 1225, page 295, Register's Office for Davidson County, Tennessee.

A certain tract or parcel of land in the sixth, formerly ninth Civil District of Davidson County, Tennessee, described as follows, to wit:

Beginning at an iron pin in the northernly margin of the Turbeville Home Place, said beginning point being in the westernly margin of the Shumate property and being the southeast corner of the Payne tract; thence with the boundary line between the Payne and Shumate properties north 1 degree, 45' west 740 feet to an iron pin; thence south 89 degrees 15' west 22.7 feet to a stake; thence south 0 degrees 45' west 336.5 feet to an iron pin; thence south 3 degrees 30' west 200.9 feet to an iron pin; thence south 2 degrees, .05' west 200.8 feet to a stake in the northernly margin of Turbeville Home Place; thence with northernly margin of Turbeville Home Place 78.3 feet to the point of beginning.

Being the same property conveyed to T. W. Shumate and wife, Katherine Shumate by deed from Lewis C. Payne and wife, Maxine B. Payne of record in Book 2026, page 44, Register's Office for Davidson County, Tennessee.

Included in the above described property but expressly excluded therefrom are the following described properties:

Land located in the 6th Civil District of Davidson County, Tennessee described as follows, to wit:

Beginning at a point in the center of Mills Creek, where the lands of Payne, Vinson Realty Company and Shumate intersect, said point being south 36 degrees 30' west 75 feet right of the proposed center line Station 166+15; thence with Mills Creek south 36 degrees 30' west 80 feet to a point; thence with the radius of a 1 degree curve to the left and having a circular distance of 88 feet to a point in the boundary line between the lands of Shumate and Payne; thence with said boundary line north 89 degrees east 102 feet to the point of the beginning and containing 0.09 acres, more or less.

Being the same property conveyed to the State of Tennessee by deed from Tom W. Shumate and wife, Katherine B. Shumate of record in Book 2884, page 357, Register's Office for Davidson County, Tennessee.

Land in the 6th Civil District of said County and State, described according to a survey made by E. L. Miller, Jr. and Company, dated August 8, 1968, as follows:

Beginning at a point in the center of Anitoch Pike with its intersection in the center of Seven Mile Creek; thence with center of said Creek as follows: North 5 deg. 40' east 46 feet; north 12 deg. 55' west 153 feet; north 16 deg. 30' east 167 feet; north 30 deg. 05' east 50 feet and north 52 deg. 15' east 89 feet; thence south 52 deg. 25' east 83 feet; thence south 10 deg. 50' west 437 feet to the center of Anitoch Pike; thence with the same, north 74 deg. 40' west 100 feet to the beginning, containing 1.3 acres, more or less.

Being the same property conveyed to Henry Horrell and Wilson Brazelton d/b/a B & H Development Company by deed from Katherine B. Shumate, a widow, of record in Book 4262, page 80 Register's Office for Davidson County, Tennessee.

(Continued)

A strip of land from Station 210 + 55 to Station 213 + 82, average width 11 feet extending 30 feet on the right of the center line.

Being the same property conveyed to Davidson County, Tennessee by Right of Way Deed from Tom Shumate and wife, Katherine Bowden Shumate of record in Book 2547, page 467, Register's Office for Davidson County, Tennessee.

Johnny W. Shumate has full and complete Power of Attorney for Katherine B. Shumate of record in Book 5146, page 194, Register's Office for Davidson County, Tennessee.

There are two easements of record in Book 4813, page 144 and Book 4816, page 399, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 4220.00

Subscribed and sworn to before me, this the 5th day of March 1980

Affiant Johnny W. Shumate

My commission expires: (Affix Seal)

Notary Public Carl C. Cochran Notary Public

unimproved ( )
This is improved ( ) property, known as ..... (House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

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 our hands this 6 *day of* November, *19* 79, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Katherine B. Shumate
Katherine B. Shumate

By: Johnny W. Shumate
Johnny W. Shumate, Attorney in Fact for Katherine B. Shumate

F 79370

T
IDENTIF. REFERENCE

MAR 5 11 01 AM '80

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

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 5574 PAGE 108

On this 6 day of November, 1979, before me personally appeared Johnny W. Shumate, to me known to be the person who executed the foregoing instrument in behalf of Katherine B. Shumate, and acknowledged that he executed the same as the free act and deed of the said Katherine B. Shumate.

Witness my hand and official seal at office in Nashville, Tennessee, this the 6 day of November, 1979.

Notary Public

My commission expires:
January 29, 1980

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.....

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5574 PAGE 109

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
			4220.00- CO	
			10.92 CO TX	
			.50 PRFEE	
			12.00 WDEED	
			CHECK	23.42-
6287A03/05/80			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F79370

IDENTIF. REFERENCE

MAR 5 11 01 AM '80

REGISTER
DAVIDSON COUNTY, TENN.

No. 745470