File : Box 15 - Title & Abstract Co.

FILE #2

WARRANTY DEED

BOOK 5591 PAGE 809

FROM BEN MERRITT AND WIFE, BONNIE R. MERRITT, DBA BEN MERRITT CONSTRUCTION COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	NANCY B. MCRANNOLDS AND RACHEL M. HARTLEY 4536 WOODSIDE CIRCLE OLD HICKORY, TENNESSEE 37138
SEND TAX BILLS TO:	NEW OWNERS
PREPARED BY:	CLYDE PAUL HOLLAND, ATTORNEY 65 MUSIC SQUARE EAST NASHVILLE, TENNESSEE 37203
MAP-PARCEL NOS:	64-4-21 4D 50134

{STATE OF TENNESSEE COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION, OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,900.00 Affiant Nancy B. McRannolds

SUBSCRIBED AND SWORN TO BEFORE ME THIS 10th day of April, 1980
DATE

R. T. Presley
NOTARY PUBLIC

April 18, 1982
COMMISSION EXPIRES

AFFIX SEAL

FOR AND and IN CONSIDERATION OF the sum of ——————TEN AND 00/100——————

——————————————————————($10.00)—————————————— DOLLARS

cash in hand paid by Nancy B. McRannolds and Rachel M. Hartley, and other good and valuable consideration, the receipt of which is hereby acknowledged,

BEN MERRITT and wife, BONNIE R. MERRITT, DBA BEN MERRITT CONSTRUCTION COMPANY

.....GRANTOR(S) have (has) bargained and sold, and by these presents do(es) transfer and convey unto the said

.....NANCY B. McRANNOLDS and RACHEL M. HARTLEY.....

....., GRANTEES 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. 33 of Woodside Subdivision, Section I as shown on Plan of record in Book 5050, Page 75, Register's Office for said County.

SAID Lot No. 33 fronts 170.0 feet on the southeasterly margin of Woodside Circle and runs back 275.00 feet on the easterly line and 275.00 feet on the southwesterly line to a point at the rear, being a triangular shaped lot.

BEING part of that property conveyed to Ben Merritt and wife, Bonnie R. Merritt, dba Ben Merritt Construction Company by deed from First American National Bank of Nashville, of record in Book 5147, Page 94, Register's Office for Davidson County, Tennessee.

THIS conveyance is made subject to all easements, restrictions and matters of public record, including the Plan of record in Book 5050, Page 75, said Register's Office, Restrictive covenants of record in Book 5165, Page 321, said Register's Office, and to taxes for the year 1980 and subsequent years.

unimproved ( )
This is improved (X) property, known as WOODSIDE CIRCLE
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 GRANTEES, their heirs, successors and assigns, forever.

AND we do covenant with the said GRANTEES 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 the undersigned GRANTORS 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 GRANTEES, their heirs successors and assigns against the lawful claims of all persons whomsoever.

WITNESS our hand s this 10th day of April, 19 80

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 AND 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, TENNESSEE
City State

this 10th day of April 19 80

April 18, 1982
Comission Expires

R T Presley
Notary Public

(AFFIX SEAL)

R. T. PRESLEY NOTARY PUBLIC DAVIDSON

{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)

FEE $ 8.50
4026
4/17/80

FILED FOR REGISTRATION
APR 17 1 58 PM '80
DAVIDSON COUNTY, TENN.

IDENTIFICATION REFERENCE
F 8 5 4 5 8

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

BOOK 5591 PAGE 811

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

60900.00- CO
156.34 CO TX
.50 PRFEE
6.00 WDEED
CHECK 164.84-
4026A04/17/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 85458

IDENTIFICATION REFERENCE

APR 17 1 58 PM '80

REGISTER'S OFFICE
DAVIDSON COUNTY, TENN.

No. 752911