This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, TN 37238

# WARRANTY DEED

BOOK 5630 PAGE 597

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Paul A. Gladdys and wife Karolyn S. Gladdys | First Tennessee Bank N. A. Memphis | 145-4-28 |
| (NAME) | (NAME) | |
| 1026 Overton Lea Road | P.O. Box 474 | |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, TN 37220 | Memphis, TN 38101 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

*FOR AND IN CONSIDERATION of the sum of* Ten and no/100 ---------- ($10.00) ---------- *Dollars,*

cash in hand paid by Paul A. Gladdys and wife, Karolyn S. Gladdys and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged.

We, Ralph S. Metheny, Jr. and wife, Adrienne Metheny

*have this day bargained and sold, and do hereby transfer and convey unto the said* Paul A. Gladdys and wife, Karolyn S. Gladdys

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

Land in Davidson County, Tennessee, being Lot No. 4 on the Map of Lealand Manor, Second Addition, not of record, described according to a survey made by William A. Pitts, Surveyor, November 13, 1947, as follows:
Beginning on the northerly margin of Overton Lea Road at the corner of Lots Nos. 4 and 6, said point also being the southeast corner of the property conveyed to Rosie Lee Reynolds, by deed of record in Book 1810, page 250, Register's Office for said County; thence with the line between Lots Nos. 4 and 6 and Reynolds' east line northwardly 479.5 feet to the southerly margin of the Davis Tract; thence eastwardly 275 feet to the west line of Lot 3 and the east line of Lot 4; thence with the line between said lots southwardly 241.9 feet to the northerly margin of Overton Lea Road; thence with the northerly margin of said road southwestwardly 339.9 feet to the point of beginning.

Being the same property conveyed to Ralph S. Metheny, Jr. and wife, Adrienne Metheny by deed from Robert D. Macmillan and wife, Madeline M. Macmillan, of record in Book 5057, page 595, Register's Office for said County.

This conveyance is subject to an unrecorded plan of Second Addition of Lealand Manor, shows an Owner's Certificate a 100-foot minimum building setback line from Overton Lea Road, a 10 foot easement for public utility and drainage purposes along the north rear line of said lot; restrictive covenants of record in Book 1081, page 643, said Register's Office and agreement and restrictions of record in Book 1883, page 270, 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 $ 122,000.00

Subscribed and sworn to before me, this the 28th day of July 19 80.

My commission expires: 7-22-81 (Affix Seal)

x Paul A. Gladdys
Affiant

Notary Public

This is improved (X) unimproved ( ) property, known as 1026 Overton Lea Raod (House Number) (Street) Nashville, TN (P.O. Address) 37220 (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* 28th *day of* July *19* 80 *, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

x Ralph S. Metheny, Jr.

x Adrienne Metheny

BOOK 5630 PAGE 598

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Personally appeared before me,* Mary P. Whitworth, *a Notary Public in and for said County and State,* Ralph S. Metheny, Jr. and wife Adrienne Metheny

*the within named bargainor S., 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* Nashville, Tennessee *this* 28th *day of* July, *19*80.

Mary P. Whitworth *Notary Public*

*Commission expires* 7-22-81

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* .....

**WARRANTY DEED**

FROM
Ralph S. Metheny, Jr. and wife
Adrienne Metheny
TO
Paul A. Gladdys and wife
Karolyn S. Gladdys

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

F. 9 9 7 5 5

IDENTIF. REFERENCE

Jul 30 9 34 AM '80

FELIX Z. WHITESIDE, REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
**Chicago Title Insurance Company**
First Floor — First American Center

Phone 255-1631
NASHVILLE, TENNESSEE 37238

**Chicago Title Insurance Company**
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____ BOOK 5630 PAGE 599

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 |
|---|---|---|---|---|
| | | | 122000.00- CO | |
| | | | 317.20 CO TX | |
| | | | .50 PRFEE | |
| | | | 6.00 WDEED | |
| | | | CHECK 323.70- | |
| | | | 2369A07/30/80 BAL .00 | |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

F. 9 9 7 5 5

IDENTIF. REFERENCE

JUL 30 9 34 AM '80

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

**No.** 770559