8957

WARRANTY DEED

BOOK 5666 PAGE 74

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
James Edward Ghee	Same	163-173
(NAME) Baby Ruth Lane	(NAME)	20 17955
		163-118
(STREET ADDRESS OR ROUTE NUMBER) Antioch Tenn 37013	(STREET ADDRESS)	20-17950
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	116-114
		20-18390

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.

We, Grady P. Ghee and wife, Iva Lee Ghee

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

James Edward Ghee and wife, Betty Jean Ghee, their

the Grantees herein, their (successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

TRACT I: Land in the Second Civil District of Davidson County, Tennessee, described according to a survey made by Stephen A. Draper, dated July 29, 1959. BEGINNING in the center of Mt. View Road, said point being the common southeast corner of the property herein conveyed and the southwest corner of the property conveyed to Swaner, as of record in Book 2646, page 633, Register's Office, Davidson County, Tennessee; thence north 68 deg. west 153.6 feet to a point; thence north 5 deg. east 415 feet to a point; thence south 12 deg. 15' east 486 feet to the point of beginning, containing 0.7 acres, more or less.

Being the same property conveyed to Grady P. Ghee and wife, Era Bennett Ghee by deed from Herman O. Hedgepath and wife, Katherine Hedgepath of record in Book 2965, page 549, Register's Office for Davidson County, Tennessee. The said Era Bennett Ghee is now deceased.

TRACT II: Land in Davidson County, Tennessee, being a small plot of land out of the southwest corner of the real estate conveyed to Grady P. Ghee and wife, Era Bennett Ghee, by two deeds, one from B. B. Rawls and wife of record in Book 1282, page 223, and the other from James Carl Smith and wife of record in Book 1390, page 272, Register's Office said County. Said plot of land being situated in the 2nd, formerly the 5th Civil District of Davidson County, Tennessee, and being described to wit: BEGINNING at a point where the westerly line of said Ghee tract intersects the northerly boundary of New Mt. View Road, said point being Morgan's southeast similar intersection; running thence in a northerly direction with the line between Ghee and Morgan 445 feet to a point; thence in an easterly direction and parallel with New Mt. View Road 166 feet to a point; thence in a southerly direction and parallel with Ghee's westerly line 381 feet to a point; thence in a southwesterly direction 164 feet to a point in the northerly margin of New Mt. View Road 45 feet east of the point of beginning; thence with the northerly margin of New Mt. View Road westerly 45 feet to the beginning point.
BEING the same property conveyed to Grady P. Ghee and wife Era Bennett Ghee by deed from Jessie James Swoner of record in Book 4452, page 431, Register's Office for Davidson County, Tennessee. The said Era Bennett Ghee is now deceased.

This Instrument Was Prepared By:
Dewey W. Pedigo
Of The Law Firm Pedigo & Sellers
Stahlman Building, Nashville, Tennessee

Continued...

Included in this conveyance is the rights of the grantees, their heirs and assigns to the use for ingress and egress of the present driveway extending from the north side of New Mt. View Road along side and adjoining the easterly line of the property herein described, back 164 feet, more or less.

TRACT III: Land in Davidson County, Tennessee being designated by the Tax Assessor for Metropolitan Davidson County, Tennessee as being Parcel #119 on Map 163 as located in his office and being bound on the East by Baby Ruth Lane; on the North by the property conveyed to Mary Jane Gentry by deed of record in Book 5022, page 499 said Register's Office; on the West by Morgan Land as of record in Deed Book 2997, page 304, and on the South by other land conveyed to Grady P. Ghee, et ux of record in Book 4452, page 431, said Register's Office and containing approximately 3.82 acres, more or less.

Being part of the 75.43 acre tract originally conveyed to Grady P. Ghee and wife, Era Bennett Ghee by deeds of record in Book 1282, page 223 and Book 1390, page 272, Register's Office for Davidson County, Tennessee. The said Era Bennett Ghee is now deceased.

Iva Lee Ghee is now the wife of Grady P. Ghee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 7,000.00

Subscribed and sworn to before me, this the 17 day of October 19 80

My commission expires: 10-12-82 (Affix Seal)

(Affiant) James Edward Gibbs

Notary Public Dewey W. Pedigo at Large

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 ..... day of October 15 *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 Grady P. Ghee Sr.

..... X Iva Lee Ghee

STATE OF TENNESSEE
COUNTY OF Maury

Personally appeared before me, Michael D Hill, a Notary Public in and for said County and State, the within named

Grady P. Ghee and wife, Iva Lee Ghee

the bargainors, 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 Columbia, Tennessee, this 15th day of October, 19 80.

Michael D Hill Notary Public

Commission Expires 1-23-84

MICHAEL D. HILL NOTARY PUBLIC MAURY COUNTY, TN

STATE OF
COUNTY OF

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.

G.1.30.48

IDENTIF. REFERENCE

Oct 17 12 55 PM '00

FELIX Z. WILSON REGISTER DAVIDSON COUNTY, TENN.

RUSH

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5666 PAGE 77

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
			7000.00- CO	
			18.20 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	27.70-
8957A	10/17/80		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 1.3 0.4 8

IDENTIF. REFERENCE

OCT 17 12 55 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 786592