WARRANTY DEED

2279 02/11 32.50- [illegible]

THIS INSTRUMENT WAS PREPARED BY
ROCHELLE & CALLIS — ATTORNEYS AT LAW

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ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP—PARCEL NUMBERS
Jimmy C. Smith	Jimmy C. Smith	Map -
(NAME)	(NAME)	Part of Parcel -
Route 1, Bakers Grove Rd.	Route 1, Bakers Grove Road	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage, TN 37076	Hermitage, TN 37076	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, CLINTON W. YORK and wife, MARGARET E. YORK,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JIMMY C. SMITH and wife, MILDRED ANN SMITH, as tenants by the entireties,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land described according to an unrecorded survey by Stanford Assoc., Inc., dated June 9, 1972, as follows:

Beginning at a point in the southerly margin of Bakers Grove Road at the northwest corner of the Smith property; thence with said Margin north 56° 7' West 315 feet to an iron pin; thence leaving Bakers Grove Road, south 7° 56' 5" west 835.57 feet to an iron pin; thence south 84° 39' 56" east 276.69 feet to an iron pin; thence north 7° 56' 5" east 685.03 feet to the point of beginning, containing 4.829 acres, more or less.

Being a portion of the property conveyed to Clinton W. York and wife, Margaret E. York, by deed of record in Book 4603, Page 132, and being the same property mortgaged in a Deed of Trust dated August 3, 1973, and of record in Book 4734, Page 532, all in the Register's Office of Davidson County, Tennessee.

unimproved ☒

This is improved ( ) property, known as Route 1, Bakers Grove Road, Hermitage, TN 37076.

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 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, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs,successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

POSSESSION to be given date of deed.

Witness our hand s this 10th day of February, 19 82

Clinton W. York — Margaret E. York

CLINTON W. YORK MARGARET E. YORK

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STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named CLINTON W. YORK and wife, MARGARET E. YORK, the bargainor(s) X X X X X X X X X X 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 Mt. Juliet, Tennessee, this 10th day of Feb., 1982.

Commission Expires: 6-12-85

Marilyn S. Pierce
Notary Public

STATE OF)
COUNTY OF)

Before me, , a Notary Public within and for the State and County aforesaid, personally appeared , with whom I am personally acquainted and who upon (his oath, their several oaths) acknowledged (himself, Themselves) to be the and respectively of the within named bargainor, a corporation, and that (he, they) as such and , being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said as such , and attesting the same by the said as such

WITNESS my hand and official seal at office at on this day of , 19 .

My Commission Expires:

Notary Public

WARRANTY DEED

FROM

CLINTON W. YORK and wife,
MARGARET E. YORK

TO

JIMMY C. SMITH and wife,
MILDRED ANN SMITH

G. 7 9 4 9 0.

IDENTIF. REFERENCE

RUSH

FEB 11 9 35 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Rochelle & Callis
ATTORNEYS
LEBANON and MT. JULIET
TENNESSEE

STATE OF TENNESSEE)
COUNTY OF WILSON)

I, or We, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $10,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Jimmy C Smith
Affiant

Subscribed and sworn to before me this the 10th day of Feb., 1982.

Marilyn S. Pierce
NOTARY PUBLIC

MY COMMISSION EXPIRES: 6-12-85

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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
			10000.00- CO	
			26.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 32.50-	
			2279A02/11/82 B&L .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 79490 !

IDENTIF. REFERENCE

FEB 11 9 35 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 866825