FORM NO. WD-1

NOTE: This property is conveyed subject to all other easements apparent and of record and more particularly those appearing on the plat.

BOOK 5961 PAGE 164

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 3000.00

A. C. Berry
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF Nov 1982

Notary Public

MY COMMISSION EXPIRES: 2-1-85

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
L. KENNETH JOHNSON, ATTORNEY, 600 Stahlman Building, Nashville, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dixon Gray Potter, et ux (NAME)	SAME (NAME)	Map 11
112 Connor Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 132
Goodlettsville, TN. 37072 (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~~ I, A. C. Berry, a widower,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dixon Gray Potter and wife, Mary B. Potter,

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:

BEING Lot No. 4 of the A. C. Berry Subdivision on Lickton Pike, 2nd Civil District of Davidson County, Tennessee, as of record in Plat Book 5800, Page 109, Register's Office Davidson County, Tennessee, and more particularly described according to a plat by American Surveying & Engineering Company, October 1, 1982, as follows:
BEGINNING at a set iron pin in a common corner to Lot No. 3; thence with the line between this Lot and Lot No. 3, N. 4° 36' 20" E. 429.64 feet to a point; thence N. 36° 14' 8" W. 505.65 feet to a set iron pin; thence leaving the line between Lots 3 and 4, N. 73° 18' 55" E. 375 feet to an existing iron pin reset in concrete; thence S. 34° 22' 12" E. 49.72 feet to an existing iron pin reset in concrete; thence following the D. H. Parker property as of record in Book 3701, Page 333, Register's Office Davidson County, Tennessee, S. 4° 36' 20" W. 919.71 feet to a set concrete monument and the margin of Lickton Pike; thence following the margin of Lickton Pike in a westerly direction in a curve with a radius of 1,453.17 feet a distance of 51 feet to the point of beginning, and containing 3.02 acres, more or less.
BEING a portion of the same property conveyed to A. C. Berry, et ux, A. C. Berry now being a widower, by deed of record in Book 4862, Page 628, Book 4967, Page 98, and Book 4823, Page 299, Register's Office Davidson County, Tennessee.

NOTE: This property is conveyed subject to a 10-foot easement for the future widening of Lickton Pike as shown on said plat, and that whereas, A. C. Berry, a widower, is the owner of a certain lot of land being Lot No. 3 of the A. C. Berry Subdivision and the Metropolitan Health Department has shown the necessity of the installation, inspection and maintenance of the private sewage disposal system serving Lot 4 is partially located on Lot 3, therefore Grantor, herein, being the owner of Lot 3, for and in consideration of $1.00 [One Dollar], to him in hand paid, does hereby give and grant and convey unto the Grantees of this instrument the right and easement to construct and maintain a sewage disposal system which is 150 feet in length and extends over 80 feet into Lot 3, and this easement duration shall extend until such time as public sanitary sewer becomes available. To have and to hold said right and easement to them the said Grantees, their successors in title. It is agreed that the right n easement hereby granted is pertinent to and runs with the land now owned by the Grantor, hereinabov eferred t

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

Witness my hand this 5th day of Nov., 1982

A. C. Berry
A. C. BERRY

RECORDED 1982

LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED.

STATE OF TENNESSEE
Davidson County

BOOK 5961 PAGE 165

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named A. C. Berry, a widower,

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 5th day of Nov 19 82

Commission expires 4-2-85

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, , a Notary Public within and for the State and County aforesaid, personally appeared and (his oath) with whom I am personally acquainted and who upon (their several oaths) acknowledged (himself) (themselves) to be the and respectively of the the within named bargainor, a corporation, and that (he) (they) as such and , being authorized so to do, executed the foregoing instrument for the purposes 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 the day of , 19

My commission expires

Notary Public

WARRANTY DEED

FROM
A. C. Berry, a widower

TO
Dixon Gray Potter, et ux

H I 6 2 2 8

IDENTIF. REFERENCE

Nov 8 9 57 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RELEASED

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

8563 11/05 14.33

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

RECEIVED OF _____ BOOK 5961 PAGE 166

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

3000.00- CO
7.00 CO TX
.50 PRFEE
6.00 WDEED
CHECK 14.30-
6563A11/06/82 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 16228

T. IDENTIF. REFERENCE

Nov 8 9 57 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 909077