B0912

BOOK 6009 PAGE 953

MAP: 48

PARCEL: 26

This Instrument Prepared
From Information Furnished
by the parties by:

JUDE T. LENAHAN, Attorney
10th Floor, American Trust Building
Nashville, TN 37201

SEND TAX BILLS TO:

Third National Mortgage Company
P.O. Box 2628
Nashville, TN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The Actual Consideration or Value, Whichever is greater, for this Transfer is $ 40,000.00 .

Jude E. Atkinson

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th day of February, 1983.

Notary Public

My Commission Expires: 10-15-83

NAME AND ADDRESS OF NEW OWNERS:

RONNIE D. COLE et ux CHARLOTTE J. COLE
4866 Clarksville Highway
Whites Creek, Tennessee 37189

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid, receipt of which is hereby acknowledged; and other good and valuable consideration.

We, the undersigned, George J. McMahan and Wife, Annie Mai Baxter McMahan, have bargained and sold and do hereby transfer and convey unto Ronnie D. Cole and Wife, Charlotte J. Cole, their heirs and assigns, forever, that certain parcel of real estate situate in Davidson County, State of Tennessee, and being further described as follows, to wit:

> BEGINNING at an iron pin in the easterly margin of Clarksville Highway (State Route 112); said point being the Southwest corner of the property conveyed to J. D. Durard et ux by deed from R. Thomas Lowery and wife, Dorothy Lowery, of record in Book 2691, Page 325 of the Registers Office of Davidson County;
>
> THENCE, with the Easterly margin of Clarksville Highway, South 55° East 100.0 feet to an iron pin at the Northwest corner of the property conveyed to L. E. Hardison et ux, by deed from Loftin Nokes, and wife, Bessie Nokes of record in Book 3102, Page 148 of said Register's Office;
>
> THENCE, with Nokes' Northerly boundary, North 35° East 400.0 feet to an iron pin in the Westerly boundary of the property conveyed to William H. Thompson, Jr. by deed from W. H. Thompson and wife, Odie H. Thompson, of record in Book 3532, page 126 of said Register's Office.

THENCE, with Thompson's Westerly boundary, North 55° West 100.0 feet to an iron pin at Durard's Southeast corner;

THENCE, with Durard's Southerly boundary, South 35° West 400.0 feet to the point of beginning, containing 0.92 acres, more or less.

BEING the same property conveyed to George J. McMahan and wife, Annie Mai Baxter McMahan, by deed from J. R. Dillow and wife, Eva Smith Dillow of record in Book 2640, page 0911 of said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land in fee simple together with all of the appurtenances, estate and title thereunto belonging unto the said Grantees herein, their successors and assigns, forever.

AND, we do covenant with the said Grantees herein that we are lawfully seized and possessed of said land in fee simple; have a good right to convey the same; and, the same is unencumbered except as above noted. The 1983 taxes will be prorated.

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 herein, their successors and assigns, against the lawful claims of all persons, whomsoever.

Possession of the within-described property will be given to the Grantees herein with Deed.

WITNESS OUR HANDS, this 18th day of FEB., 1983.

X George J. McMahon
GEORGE J. MCMAHAN

X Annie Mai Baxter McMahan
ANNIE MAI BAXTER MCMAHAN

OFFICIAL RECEIPT

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

BOOK 6009 PAGE 955

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within-named GEORGE J. MCMAHAN ~~AND WIFE, ANNIE MAI BAXTER~~ MCMAHAN, the bargainors, with whom I am personally acquainted; and, who acknowledged that they executed the foregoing WARRANTY DEED instrument for the purposes contained therein.

WITNESS MY HAND and official seal at NASHVILLE, Tennessee, this 18th day of FEB., 1983.

Nancy F. Varies
NOTARY PUBLIC

My Commission Expires: 12/5/84

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Annie Mai Baxter McMahan, the bargainor, with whom I am personally acquainted; and, who acknowledged that she executed the foregoing Warranty Deed instrument for the purposes contained therein.

Witness my hand and official seal at Nashville, Tennessee this 18th day of February, 1983.

Mary M. Murrah
Notary Public

My Commission Expires: 10-19-86

H 3 2 2 1 9

IDENTIF. REFERENCE

FEB 22 3 38 PM '83

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____ BOOK 6009 PAGE 956

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
			40000.00- CO	
			104.00 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	113.50-
8597	A02/22/83		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 3 2 2 1 9

IDENTIF. REFERENCE

FEB 22 9 38 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 930718