This instrument prepared by:
James H. Hill, Atty.
310 Gallatin Rd. South
Madison, TN. 37115

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Richard Furlough et ux, | Same | 30 |
| (NAME) Cindy Furlough | (NAME) | Par 23 |
| 425 E. Due West Ave | (STREET ADDRESS) | BOOK 6112 PAGE 395 |
| Madison, Tenn | | |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

*For and in Consideration of the sum of* - - - - - - - $1.00 - - - - - - - - - - - -

ONE AND NO/100 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - *DOLLARS*

Cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledged,

H65870

IDENTIF. REFERENCE

AUG 9 11 14 AM '83

FELIX A. HILL, JR. REGISTER
DAVIDSON COUNTY, TN

RUSH

I, Lucille D. Depts, a widow, reserving unto myself a life estate in and to the premises described hereinafter,

*have bargained and sold, and by these presents do transfer and convey unto the said* Richard Furlough and wife, Cindy Furlough

their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

All of the land described as follows:
LAND in the 14th, formerly the 24th, Civil District of said County, being Tracts Nos. 4 and 5 on the Plan of J. W. Hobbs' Subdivision of part of the Old Garrison Lanier Farm, not of record, and the westerly 25 feet of a 50 foot proposed road, called Laws Road, immediately adjoining Tract 5 on the east described according to a survey made by Norris H. Hickerson, Engineer, dated April 5, 1954, as follows:
BEGINNING at an iron pin on the northerly margin of Whites Creek Pike at the southeast corner of Tract No. 3 on said unrecorded plan conveyed to Willis Calvin Owens and wife by deed from J. W. Hobbs and wife, of record in Book 2242, page 409, Register's Office for said County; thence with said Owens eastern boundary line north 38 degrees 10 minutes east 320 feet to an iron pin in the said Owens northeast corner; thence south 51 degrees 50 minutes east 275 feet to a point in the center of said proposed road; thence south 38 degrees 10 minutes west 350 feet to the intersection of the center line of said proposed road and the northerly margin of said Whites Creek Pike; thence with the northerly margin of said pike, north 51 degrees 50 minutes west, 275 feet to the point of beginning.
BEING a part of the same property as conveyed to John Depts and wife, Lucille D. Depts by warranty deed from Walter R. Binkley and wife, Mildred Binkley, as of record in Book 2333, page 403, RODC, Tennessee.
It being the express intention of the grantor herein to abolish the estate of tenants by the entireties in and to the entire land as described hereinabove.
AND, being the same property later conveyed by John Depts conveying one-half (1/2) interest to Lucille D. Depts as of record in Deed Book 5657, Page 673, 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 $10,000.00

Subscribed and sworn to before me, this the 1st day of August 1983

Affiant

My commission expires: 10-20-85

(Affix Seal)

Notary Public

Included in the above description are two (2) tracts of land which are expressly excluded from this conveyance and said tracts are described as follows:

TRACT NO. 1: BEGINNING at an iron pin in the northerly margin of Laws Road, said iron pin being N 38 deg. 10 minutes E 320 feet in a northerly direction along the easterly margin of Laws Road; thence, north 38 deg. 10 minutes east 68 feet to a point; thence, north 38 deg. 10 minutes east 130.5 feet to a point; thence north 51 deg. 50 minutes west 354 feet to an iron pin along the boundary line adjoining the Hobbs property; thence, south 38 deg. 10 minutes west 198 feet to an iron pin along the boundary line adjoining the Hobbs property; thence, south 51 deg. 50 minutes east 350 feet to an iron pin, being the point of beginning, containing 2.0 acres, more or less. Said property since conveyed to Joe Zimmerly and wife.

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SECOND TRACT: Being Tract No. 3, fronting 125 feet on Whites Creek Pike, the beginning point being at an iron pin on the northerly margin of Whites Creek Pike at the southeast corner of Tract No. 3 on an unrecorded plan conveyed to Willis Calvin Owens and wife by deed from J. W. Hobbs and wife, of record in Book 2242, page 409, Register's Office for said county; thence, with said Owens eastern boundary line North 38 deg. 10 minutes east 320 feet to an iron pin in the said Owens northeast corner; thence, south 51 deg. 50 minutes east 125 feet to an iron pin; thence, south 38 deg. 10 minutes west 320 feet to an iron pin in the north margin of Whites Creek Pike; thence, with the northerly margin of said Pike north 51 deg. 50 minutes west 125 feet to an iron pin being the point of beginning, said property since been conveyed to Joe Zimmerly and wife.

The above two (2) excluded tracts of land are shown on a boundary survey of 2 acre tract, more or less, north of J. W. Hobbs unrecorded subdivision. Being part of Old Garrison Farm, 14th Civil District (formerly 24 Civil District) Davidson County, Tennessee, Register's Office for Davidson County, Book 2060, Page 58, for J. W. Hobbs, on April 5, 1954 by Norris H. Hickerson, Engineer, Cert. No. 2461.

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

*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* I *do covenant with the said* grantees *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

*And* I *do further covenant and bind* myself and my *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.*

*Witness* My *hand this* 15th *day of* April, *19* 83, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Lucille D. Depts

LUCILLE D. DEPTS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lucille D. Depts

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the bargainor, with whom I am personally acquainted, and who acknowledged that she has executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nutis Creek, Tennessee, this 1st day of June, 1983.

James H. Bell Notary Public.

Commission Expires 10-10-85.

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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 .

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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 .

# 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 |
|---|---|---|---|---|
| | | | 50000.00- CO | |
| | | | 130.00 CO TX | |
| | | | .50 PRFEE | |
| | | | 9.00 WDEED | |
| | | | CHECK | 139.50- |
| 8357A | 08/09/83 | | BAL | .00 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 6587.0

IDENTIF. REFERENCE

AUG 9 11 14 AM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 969914