pg 30

BOOK 5344 PAGE 819

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 8,500.00 *

Subscribed and sworn to before me, this the 17th day of July 19 84

Affiant

My commission expires: July 21, 1985 (Affix Seal)

Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY	
SOUTHEAST TITLE of Tennessee, Inc.	
Realtors Building, 306 Gay Street, Suite 203, Nashville, Tennessee 37201	
ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
MURPH T. CATHCART	SAME
308 Seward Lane	
Brentwood, TN 37027 (STREET ADDRESS / CITY / STATE / ZIP)	(STREET ADDRESS / CITY / STATE / ZIP)
MAP NO. 069-04-0	PARCEL NO. 038.00

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, MABLE ANN McFARLAND, a widow

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO MURPH T. CATHCART and wife, GLADYS E. CATHCART

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

SEE ADDENDUM ATTACHED

FELIX A. WILSON III REGISTER
DAVIDSON COUNTY, TN
JUL 24 1 48 PM '84

IDENTIF. REFERENCE

1 3 8 3 9 5

THIS IS _____ IMPROVED PROPERTY KNOWN AS 4010 Clarksville Pike, Nashville, Tennessee 37218

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 17th day of July 19 84

Mable Ann McFarland

Mable Ann McFarland

State of Tennessee
County of Davidson

BOOK 6344 PAGE 820

On this 17th day of July, 19 84, before me personally appeared Mable Ann McFarland, widow to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be her free act and deed.

Witness my hand and official seal.
My Commission expires:

July 21, 1985

Notary Public

State of Tennessee
County of _____

On this _____ day of _____, 19_____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

Notary Public

WARRANTY DEED

SOUTHEAST TITLE
OF TENNESSEE, INC.
Realtors Building
306 Gay Street Suite 203
Nashville, Tennessee 37201

TRACT NO. 1: Land in the 13th Civil District of Davidson County, Tennessee, being the southerly part of tract No. 9, on the Map of Fairview Subdivision as of record in Book 974, page 41 and as revised in Book 1130, page 54, Register's Office for said county, described according to a survey made by John M. Sullivan, County Surveyor, August 31, 1948, and described as follows:

Beginning on the easterly margin of Highway No. 112 at a point 564.1 feet south of the northwest corner of said tract No. 9; thence along and in the margin of the easterly side of Highway No. 112, 625.3 feet more or less in a southerly direction to a point being the south corner of tract No. 9; thence in a northeasterly direction north 12° 56' east 741.6 feet more or less to a point; thence in a westerly direction north 86 1/3° west 52 feet to the point of beginning.

There is included in the above described real property, but hereby expressly excluded therefrom the following described real property conveyed to Emerson B. Smith and wife, Mary E. Smith and recorded in Book 1759, page 239, Register's Office for Davidson County, Tennessee.
Land in the 13th Civil District of Davidson County, Tennessee, being described according to a legal description shown in Krantz conveyance to Smith in Book 1759, page 239, Register's Office for Davidson County, Tennessee.

Being the southerly part of Tract No. 9, as shown on Map of Fairview Subdivision, as of record in Book 974, page 41, and Book 1130, page 54, and described as follows: Beginning at a point in the easterly margin of Highway No. 112, 774.1 feet south of the northwest corner of Tract No. 9; thence in a southerly direction with the westerly margin of Highway No. 112 south 8° 15' west 425.3 feet to a point being the south corner of tract No. 9; thence in a northeasterly direction in Smith's fence line north 12° 56' east 430.6 feet to a point; thence north 86 1/3° west 30 feet to the point of beginning.

TRACT NO. 2: A tract of land in the 13th, formerly the 23rd Civil District of Davidson County, Tennessee, described as follows: Beginning at a point 52 feet east of the easterly margin of Highway No. 112, said point being the northeast corner of the property conveyed to A. E. Krantz and wife, Agnes Krantz by deed from Sam Henderson and wife, of record in Book 1639, page 297, Register's Office for said County; thence with Krantz east line, south 12° 15' west 219 feet more or less, to the northeast corner of property conveyed to E. B. Smith and wife, by deed from A. E. Krantz dated October 3, 1949; thence eastwardly 40 feet to a point; thence northwardly 217 feet to a point 92 feet east of the easterly margin of U. S. Highway No. 112; thence westwardly 40 feet to the beginning.

Being the same property conveyed to Guy McFarland and wife, Mable Ann McFarland by deed from A. E. Krantz and wife, Agnes Krantz, of record in Book 2435, page 587, Register's Office for Davidson County, Tennessee. Guy McFarland now being deceased.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

BOOK 6344 PAGE 822

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			8500.00- CAMT.	
			22.10 CSTAX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	31.60-
6396A	07/24/84		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I-38395

IDENTIF. REFERENCE

JUL 24 1 48 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No.0055374