Mail

New Owner +
SEND TAX BILLS TO:
Woodward Messick
12728 old Hickory Blvd.
Antioch Tenn. 37013

This Instrument Prepared By:
John G. Mitchell, Jr.
215 N. Academy Street
Murfreesboro, TN 37130

Map 175
Par 14 & W

WARRANTY DEED

BOOK 6490 PAGE 131

FOR AND IN CONSIDERATION of the sum of TEN AND 00/100 ($10.00) DOLLARS, and other good and valuable consideration, all cash in hand paid, the receipt of which is hereby acknowledged; I, LULA NEWMAN, a widow, have this day bargained and sold and by these presents do hereby transfer and convey unto WOODWARD MESSICK, his heirs and assigns, forever, that certain tract or parcel of land being situated in the 2nd Civil District of Davidson County, Tennessee, being more particularly described as follows:

BEGINNING at a stone in Mitchell and Hartman's line, being the N.E. Corner of the lot herein conveyed, and running thence with C. W. Mitchell's line south 258 feet; thence West with J. P. Hartman's line 188 feet to a stone; thence north with Hartman's line 282 feet to a stone; thence east with C. K. Auston's line 188 feet to the beginning. Also conveyed is a permanent right of way leading from the above described property to the old Hickory Boulevard; said right of way being over other property of the undersigned and being 20 feet wide and being located on the extreme East portion of property of undersigned and adjacent to the Mitchell property which bounds the undersigned on the East.

INCLUDED in the above description, BUT SPECIFICALLY EXCLUDED FROM THIS CONVEYANCE is a certain tract of land previously conveyed to the State of Tennessee in 1967, as appears of record in Deed Book _____, page _____, Register's Office of Davidson County, Tennessee, said conveyance to the State of Tennessee being 0.26 acre, more or less, being the eastern portion of the above described land.

BEING the same property (excluding the tract conveyed to the State of Tennessee in 1967), conveyed to George Newman and wife, Lula Newman by J. P. Hartman and wife, Enola Hartman by Deed dated March 23, 1948, of record in Deed Book 1580, page 35, Register's Office of Davidson County, Tennessee. The said George Newman died in 1966 leaving the undersigned, Lula Newman as sole surviving tenant by the entireties.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging unto the said Grantee, his heirs and assigns, forever.

99 02/08 [illegible].50- CHECK

I covenant with the said Grantee that I am lawfully seized and possessed of said real estate; that I have a good and lawful right to convey the same and that it is unencumbered except by lien of the 1985 realty taxes, which taxes are not yet due and payable.

Possession of the aforedescribed property to be given with delivery of this Deed.

WITNESS MY HAND this 8 day of Feb., 1985.

Lula (Newman) Elmore
LULA NEWMAN

STATE OF TENNESSEE)

COUNTY OF RUTHERFORD)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named LULA NEWMAN, with whom I am personally acquainted and who was proved to me by satisfactory evidence, and who acknowledged that she executed the foregoing Warranty Deed for the purposes therein contained.

WITNESS MY HAND and seal at LAVERGNE, Tennessee, this 8TH day of FEB., 1985.

Kenneth Z. Wayman
Notary Public
My Commission Expires: 3-2-87

KENNETH Z. WAYMAN NOTARY PUBLIC RUTHERFORD CO., TN

...SWEAR OR AFFIRM THAT THE ACTUAL ... THIS PROPERTY OR VALUE OF THE INTEREST THEREIN IS GREATER, IS $10,000 ... OR GREATER THAN THE ... SHOULD COMMAND AT A ...

Woodard Mauzy

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 8th DAY OF February, 1985

B. Edwards-Dep.

IDENTIF. REFERENCE

FEB 8 3 05 PM '85

FELIX ... REGISTER
DAVIDSON COUNTY, TN

I 8 2 1 6 5

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6490 PAGE 133

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

18000.00- CAMT.
26.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 32.50-.
0089A02/08/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 8 2 1 6 5

IDENTIF. REFERENCE

FEB 8 3 05 PM '85

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 107521