879

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
LARRY L. MURPHY ET UX	SAME	10D 17078 and
(NAME)	(NAME)	10D 17085
3241 IVY POINT ROAD		Map 10 Par 69.75
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
GOODLETTSVILLE, TN 37072		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

BOOK 6635 PAGE 906

For and in consideration of the sum of TEN AND NO/100 ---------- ($10.00) DOLLARS

cash in hand paid by the Grantees, LARRY L. MURPHY AND WIFE, TERESA L. MURPHY, and other good and valuable considerations, the receipt of which is hereby acknowledged,

I, MACYL S. JONES, unmarried,

have bargained and sold, and by these presents do transfer and convey unto the said LARRY L. MURPHY AND WIFE, TERESA L. MURPHY

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows:

(SEE EXHIBIT "A" ATTACHED FOR LEGAL DESCRIPTION)

30400

IDENTIFICATION REFERENCE

AUG 21 2 24 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is improved (x) unimproved ( ) property, known as 3241 Ivy Point Road (House Number) (Street)

Goodlettsville (City or Town) 37072 (Zip Code)

(P. O. Address)

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.

Whenever 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 our hands this 9th day of August, 19 85.

Macyl S. Jones
MACYL S. JONES

BY: Anna Marie Jones Elkins
ANNA MARIE JONES ELKINS, ATTORNEY-IN-FACT

STATE OF TENNESSEE)

CCUNTY OF DAVIDSON)

BOOK S535 PAGE 907

On this 9th day of August, 1985, before me personally appeared ANNA MARIE JONES ELKINS, to me known to be the person who executed the foregoing instrument individually, and in behalf of MACYL S. JONES, and acknowledged that she executed the same as the free act and deed of the said MACYL S. JONES.

Witness my hand and official seal at Madison, Tennessee, on this the 9th day of August, 1985.

D. Annette Burton
NOTARY PUBLIC

My commission expires: 7-18-87

County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $92,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Larry L Murphy

Sworn to and subscribed before me
this 9th day of August, 19 85.

My commission expires 7-18-87 Notary Public D. Annette Burton

RETURN TO:	This instrument was prepared by:	
WILLIAM D. CASTLEMAN, ATTORNEY	101 CUMBERLAND AVENUE	MADISON, TN 37115
Name	Address	

WARRANTY DEED

FROM

MACYL S. JONES, unmarried

TO

LARRY L. MURPHY ET UX

LAW OFFICES
WILLIAM D. CASTLEMAN
101 CUMBERLAND AVENUE
SUITE 100
MADISON, TENNESSEE 37115

AREA CODE 615
TELEPHONE 865-4750

EXHIBIT "A"

Land in Davidson County, Tennessee, described as follows:

Beginning at a point in the center line of a county road, the southeast corner of the property in question and the southwest corner of a tract of 6 acres conveyed to Abner Binkley by deed from J. M. Binkley and wife, of record in Book 539, page 246, Register's Office for said County; thence along Abner Binkley's westerly line northerly 48.6 poles to a stake near a barn, and continuing along Binkley's west line and along the east line of this property, and along the center line of said road, North 15 degrees East 13.6 poles to a point; thence leaving said road North 35 degrees West 126 poles to the most northerly corner of this property, being in the east line of the McKay Lands, formerly owned by J. M. Binkley; thence along the east line of the same South 1 3/4 degrees West 161.24 poles to a stake on the south side of a black gum with black oak pointers; thence South 88 1/4 degrees East 106 poles to the point of beginning, containing 50 acres, more or less.

Being the same property conveyed to Macyl S. Jones by deed from Thelma Jones Collins, Sarah Jones Hamilton, Anna Jones Elkins and David Jones, of record in Book 6047,page 797, Register's Office for Davidson County, Tennessee.

INCLUDED in the above description, but expressly EXCLUDED therefrom is a 2.13 acre tract conveyed to Herman W. Wingo and Robert E. Wingo by deed from Macyl S. Jones of record in Book 3466, page 104, Register's Office for said County, described as follows:

Beginning at an iron stake in the property line between the Wingo property and Mrs. Macyl Jones property, being North 32 degrees 26' West 465.8 feet from the center line of Ivy Point Road; thence North 87 degrees 30' West 400 feet to iron stake; thence South 84 degrees 11' West 200 feet to iron stake; thence North 32 degrees 26' West 182.97 feet to iron stake; thence North 84 degrees 11' East 200 feet to iron stake; thence South 87 degrees 30' East 400 feet to iron stake; thence South 32 degrees 26' East 182.97 feet to iron stake, to the point of beginning, containing 2.13 acres, more or less, according to a survey by William Collier Parrish Associates, Civil Engineers, by R.H. Maxson, III, dated October 31st, 1962.

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6635 PAGE 909

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

92000.00- CONT.
239.20 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 248.70-
9654A08/21/85 RAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

30400

IDENTIFICATION REFERENCE

Aug 21 2 24 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 165560