Map P 115 M. 15 Book 22
Parcel 7 & 8 Deed
Stroupe
P.C
[illegible]-5356

BOOK 6907 PAGE 71
RE-RECORD

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 20,000

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8 DAY OF MAY, 19 84

Notary Public

MY COMMISSION EXPIRES: 10/22/88

(AFFIX SEAL)

MAIL

THIS INSTRUMENT WAS PREPARED BY
James P. Guenther, 306 Nashville City Bank Bldg., Nashville, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John M. Tudor, III et ux (NAME)	SAME (NAME)	Portion of
234 Cross Timbers Dr. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Map 154
Nashville, TN 37221 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Parcel 8

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Neal W. Carter and wife, Ann R. Carter

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John M. Tudor, III and wife, Dede E. Tudor

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Beginning at a point in the center of Poplar Creek Road, Southwest corner of a 5.00 acre tract, tract 3 of the Division of part of Goodall Bailey property, then with center of road with a curve to the right, delta 10 deg. 27 min. 12 sec., radius 847.19 feet, Chord North 61 deg. 53 min. 24 sec. West 154.35 feet a distance of 154.57 feet, then North 56 deg. 39 min. 48 sec. West, 261.97 feet, then leaving road, with the East line of a 5.00 acre tract, tract 1 of Division of Goddall Bailey property, North 12 deg. 49 min. 33 sec. East, 450.00 to an iron rod, North 30 deg. 15 min. 45 sec. West, 256.16 feet, to an iron rod, then with Goodall Bailey property, North 75 deg. 08 min. 21 sec. East 152.89 feet, to an iron rod, South 24 deg. 29 min. 40 sec. East, 187.00 feet, to an iron rod, South 37 deg. 26 min. 16 sec. East, 108.79 feet, to an iron rod, SOuth 65 deg. 45 min. 46 sec. East, 126.44 feet, to an iron rod, then with the West line of said tract 3, South 02 deg. 07 min. 26 sec. West, 607.89 feet to the beginning; containing 5.00 acres more or less and being part of Book 4325 Page 438, Ninth Civil District, Davidson County, Tennessee, being tract 2 of and according to a survey by Perry A. Chapdelaine, Jr., 3/21/84.

Being a portion of the property conveyed to Neal W. Carter and wife, Ann R. Carter by Goodall Bailey and wife, Jane G. Bailey of record in Book 6276, Page 754, R.O.D.C.

This conveyance is made subject to the following restrictions which are permanent and run with the land. (1) No building whatsoever, except a private dwelling house containing at least 1700 square feet of finished living space with the necessary out buildings, including private garage (which may not open facing Poplar Creek Road), shall be erected, placed, or permitted on the conveyed premises or any part thereof, and such dwelling house permitted on the conveyed premises shall be used as a private residence only. (2) No garage shall be constructed in such a way that it opens facing any roadway used by others. (3) No trailer, mobile home, basement, tent, shack, garage, barn, or other out building erected in the tract shall at any time be used as a residence temporarily or permanently, nor shall any structure of a temporary character be used as a residence. (4) Residence shall be for one family only. This property shall not be further divided.

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

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. 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 our hands this day of April 30, 19 84

Neal W. Carter Ann R. Carter

5127

STATE OF TENNESSEE
Davidson County

RE-RECORD

BOOK 6907 PAGE 72 BOOK 6291 PAGE 2

Personally appeared before me, James P. Guenther, a Notary Public in and for said County and State, the within named Neal W. Carter and wife, Ann R. Carter

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this day of April 19 84.

Commission expires 11-1-87

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes 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 official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

Notary Public

RE-RECORD

I 6 9 5 1,

Attorneys Title Company
Tides Guaranteed
NASHVILLE, TENN.

IDENTIF. REFERENCE

I 2 1 7 8 1

IDENTIF. REFERENCE

APR 2 3 35 PM '86
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

MAY 11 3 21 PM '84
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

FROM

TO