Mail

THIS INSTRUMENT PREPARED BY:

LUTHER E. CANTRELL, JR.
ATTORNEY AT LAW
170 FOURTH AVENUE NORTH BLDG
SUITE 1128
P. O. BOX 2726
NASHVILLE, TENNESSEE 37219

Address of new owner:	Send tax bills to:	Map-Parcel Numbers:
Henry C. Warrick, et ux Route 3, Old Hickory Blvd. Ashland City, TN 37015	Same	Map 57 Parcel 06-86

W A R R A N T Y D E E D

For and in consideration of the sum of Ten Dollars ($10) and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Jeffrey Newman, James Capps, and William Linneman have bargained and sold, and by these presents do transfer and convey unto the said Henry C. Warrick and wife Donna R. Warrick, their heirs and assigns, a certain tract of parcel of land in Davidson County, Tennessee, described as follows:

TRACT NO. 1: Beginning at a point in the center of Old Hickory Boulevard, said point being 311.6 feet North 27 degrees East of the center line of Bull Run Road; thence N 70° 35' W 357 feet to an iron pin; thence S 74° 40' W 118.6 feet to an iron pin 10 feet northeast of the corner of an old orchard; thence with a fence line S 25° 30' W 156 feet to a railroad spike in the center of Bull Run Road, said spike being on a curved line northwestwardly 337.8 feet to the end of said curved line; thence continuing with said center line N 36° 12' W 277.5 feet to a point, said point being Williams' (Book 4174, page 989) southerly corner; thence with Williams' southeast boundary line N 62° E 433.3 feet to an existing iron pin in Joelton Water Works westerly corner; thence with said water works' southwesterly boundary line S 27° 30' E 167.7 feet to an existing iron pin; thence N 36° 29' E 172.16 feet to M. Joines' westerly corner; thence with Joines' southwesterly boundary line S 65° 45' E 609.2 feet to a point in the center of said Old Hickory Boulevard; thence with said boulevard S 27° W 393.4 feet to the point of beginning, and containing 9.71 acres, more or less.

IDENTIFICATION REFERENCE
Jul 30 2 19 PM '86
FELIX Z. WILSCHLI REGISTER
DAVIDSON COUNTY, TN
26437

TRACT NO. 2: Beginning at a concrete monument in Martin's (Book 1809, page 617) southwest corner; thence with Martin's westerly boundary line N 4° 30' E 660.2 feet to a point in a fence line; thence with a south fence line S 57° 30' W 455.2 feet to an iron pin in Williams' easterly corner; thence with Williams' northeasterly boundary line (NOTE: This boundary line is by agreement between Williams and Roberts.) S 35° E 546.9 feet to an existing iron pin in the northwesterly boundary of Joelton Water District's property by deed of record in Book 4244, page 749, Register's Office for Davidson County, Tennessee; thence with said boundary line N 45° 42' E 39.1 feet to the point of beginning; and containing 2.83 acres, more or less.

THIS BEING the same property conveyed to Jeffrey Newman, James Capps, and William Linneman from C. A. Roberts and wife Nannie Carrington Roberts by installment deed in Book 4950, page 843, of the Register's Office of Davidson County, Tennessee.

This is unimproved property known as Bull Run Road and Old Hickory Boulevard in Nashville, Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land with appurtenances, estates, titles, and interests thereto belonging to the said Henry C. Warrick and wife, Donna R. Warrick and their heirs and assigns forever; and we do covenant with the said Henry C. Warrick and Donna R. Warrick 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.

We do further covenant and bind our heirs and representatives, to warrant and forever defend the title to the said land to the said Henry C. and Donna R. Warrick and their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this 30th day of July, 1986 at Nashville, Davidson County, Tennessee.

JEFFREY NEWMAN

JAMES CAPPS

WILLIAM LINNEMAN

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $27,500.

AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THIS 30th DAY OF July, 1986.

NOTARY PUBLIC

My Commission Expires: 3-9-89

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Luther E. Cantrell, Jr., a Notary Public in and for said County and State, the within named Jeff Newman, Jimmy Capps, and William Linneman, the bargainors with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal at Nashville, Davidson County, Tennessee, this 30th day of July, 1986.

Notary Public

My Commission Expires: 3-9-89

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6934 PAGE 169

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
			27500.00- CAMT.	
			77.00 CSTAX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	86.50-
411	2A	07/30/86	BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2643437

IDENTIF. REFERENCE

JUL 30 2 19 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 277346