file 47

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
BUIST REARDON	SAME	13DA 52255
(NAME)	(NAME)	69-4
4403 Hillsboro Cir. Hwy.		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville TN 37215		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

BOOK 6949 PAGE 975

For and in consideration of the sum of TEN & 00/100---------- ($10.00)---------- DOLLARS

cash in hand paid by the Grantee; and other good and valuable considerations, receipt of which is hereby acknowledged;

I, LOTTIE MAI WOODARD, a widow,

have bargained and sold, and by these presents do transfer and convey unto the said BUIST REARDON

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

LAND in the 13th Civil District of Davidson County, Tennessee, described according to a survey made by Hickerson-Miller, Engineers-Surveyors, dated July 12, 1957, as follows:

BEGINNING at a stake on the northerly margin of Hydes Ferry Pike, at the intersection of the northerly margin of said Pike and the eastern boundary line of the property conveyed to Forrest Moore and wife, by David A. Wheatley and wife, by deed of record in Book 2652, page 203, Register's Office for said County; thence with the northerly margin of said Pike, south 86 deg. 45' East 150 feet to a stake; thence North 0 deg. 08' West 978 feet, more or less, to a stake in the southern boundary line of the property conveyed to Clyde Bend; thence with said line south 72 deg. 30' West 150 feet to the northeast corner of said Moore property; thence with the eastern boundary line of said Moore property, southerly 925 feet, more or less, to the beginning, containing 3.3 acres, more or less.

BEING the same property conveyed to Herman Woodard and wife, Lottie Mai Woodard by deed from Callie M. Kennedy, a widow, of record in Book 3254, page 459, Register's Office for Davidson County, Tennessee.

31931

IDENTIFICATION REFERENCE

AUG 14 2 16 PM '86

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

unimproved ( ) This is improved (XX) property, known as 4454 Ashland City Highway
(House Number) (Street)
Nashville, Tennessee
(P. O. Address) (City or Town) (Zip Code)

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 8th day of August, 1986.

Lottie Mae Woodard

LOTTIE MAI WOODARD, a widow

Prepared:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6949 PAGE 976

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lottie Mai Woodard, a widow,

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this 8th day of August, 19 86.

My commission expires 7-17-88 Notary Public Joyce B. Bridges

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and 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 $ 45,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

_____

Sworn to and subscribed before me
this 8th day of August, 19 86.

My commission expires 7-17-88 Notary Public Joyce B. Bridges

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

WARRANTY DEED
FROM
LOTTIE MAI WOODARD
TO
BUIST REARDON

LAW OFFICES
WILLIAM D. CASTLEMAN
101 CUMBERLAND AVENUE
SUITE 100
MADISON, TENNESSEE 37115
AREA CODE 615
TELEPHONE 865 4750

Prepared

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

RECEIVED OF _____

FOR BOOK 6949 PAGE 977

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

458[illegible].20- [illegible]
126.00 [illegible]
.50 [illegible]
6.00 [illegible]
[illegible] 135.50-
08/14/86 3[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3193

IDENTIF. REFERENCE

AUG 14 2 16 PM '86

FELIX Z. WILSON, II
DAVIDSON COUNTY

No. 283447