9635

BOOK 9635 PG 407

63

ADDRESS NEW OWNERS AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Arthur M. Irvin & wife, Jean Irvin (NAME)	Arthur M. Irvin & wife, Jean Irvin (NAME)	
1695 Campbell Road (STREET ADDRESS OR ROUTE NUMBER)	1695 Campbell Road (STREET ADDRESS)	Part of 84-39
Goodlettsville, TN 37072 (CITY) (STATE) (ZIP CODE)	Goodlettsville, TN 37072 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of _____

Ten and 00/100---------- DOLLARS

Cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, We,

Ritalynn Hutchison Dimmitt and husband, Russell Dimmitt

have bargained and sold, and by these presents do transfer and convey unto the said Arthur M. Irvin and wife, Jean Irvin

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

See Attached Legal Description

19012

unimproved ( )

This is improved (X) property, known as 1695 Campbell Road (House Number) (Street)

Goodlettsville, TN 37072 (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 03 day of March, 1995.

Ritalynn Hutchison Dimmitt

Russell Dimmitt

13909B.HUD

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Nancy W. Lowe, a Notary Public in and for said County and State, the within named Ritalynn Hutchison Dimmitt and Russell Dimmitt

the bargainor S, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Davidson County, this 03 day of March, 1995.

My commission expires 3-23-96 Notary Public Nancy W. Lowe

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, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged _____ to be the _____ and _____ respectively of _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as _____ and attesting the same by the said _____ as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19____

Commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $20,000.00
This is equal to or greater than the property would bring at a fall and voluntary sale.

Sworn to and subscribed before me
this 3rd day of March, 1995.
My commission expires 3-23-96 Notary Public Nancy W. Lowe

This instrument was prepared by:

Amqui Title & Escrow Company, Inc. 405 Two Mile Pike Goodlettsville, Tn. 37072
Name Address

WARRANTY DEED

FROM

TO

INGRAM AND LOWE
ATTORNEYS AT LAW,
COLONIAL SQUARE
405 TWO MILE PIKE
GOODLETTSVILLE, TENNESSEE 37072

139098.HUD

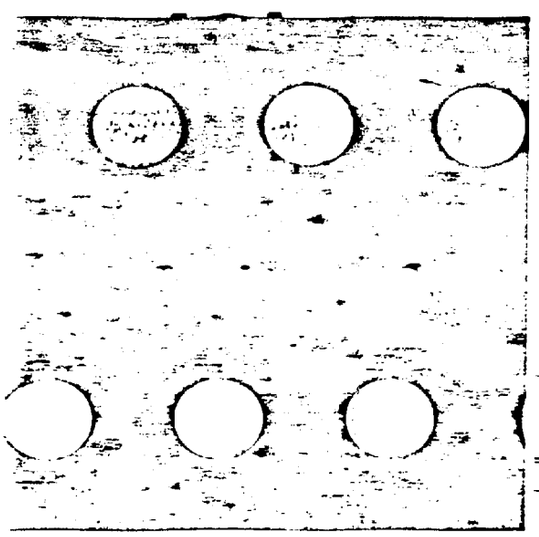
TRACT II

Being a parcel of land in the Second Civil District of Metropolitan Nashville Davidson County, Tennessee being located along the southerly margin of Cambell Road east of Brick Church Pike and being more particularly described as follows:

Beginning at a point in the southerly margin of Cambell Road, said point being 339.48 feet easterly along said margin from the northeast corner of the property conveyed to Donna Shell of record in Deed Book 8854, page 514, R.O.D.C.;
Thence continuing with said margin and curve to the left having a central angle of 24°27'31", a radius of 815.00 feet and a chord of N74°31'07"E, 345.27 feet for an arc length of 347.91 feet toa point;
Thence, S48°59'38"E, 70.20 feet to a post;
Thence, S67°19'05"E, 195.01 feet to post;
Thence, S72°04'10"E, 48.57 feet to a post;
Thence, S62°37'21"E, 290.04 feet to a post in the west line of Arthur Irvin, et.ux. of record in Deed Book 5104, Page 976, R.O.D.C.;
Thence, with said Irwin, S10°21'08"W, 404.79 feet to an iron pin;
Thence, with E.H. Harris of record in Deed Book 2337, page 577, R.O.D.C., S10°11'43"W, 44.59 feet to a point;
Thence, leaving said Harris, N78°58'14"W, 421.56 feet to a post;
Thence, S83°34'50"W, 212.99 feet to a post;
Thence, N16°55'20"W, 363.42 feet to a post;
Thence, N19°51'03"W, 310.21 feet to the point of beginning, containing 454,635 square feet or 10.44 acres, more or less

Being part of the same property conveyed to Kitalynn S Hutchison in book 7492 page 380.

5973 04/03 0101 03CHECK 87.00



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

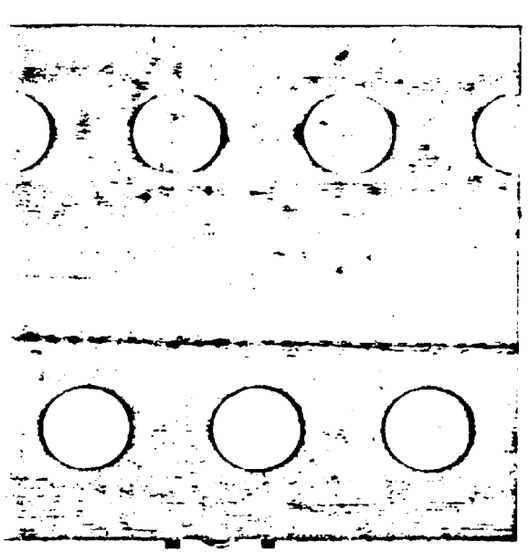
RECEIVED OF _____

FOR _____

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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



CAMT	20000.00
CON TX	74.00
PRFEE	1.00
MDEED	12.00
TOTAL	87.00
CHECK	87.00

24/03/95 01 14:15 0001 6978

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

48012

IDENTIFICATION REFERENCE

95 MAR -3 PM 2:15

No. 896508