WARRANTY DEED

BOOK 9962 PG 878

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 30,000.00
Edgar Merritt
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF February 19 96
Susan B. Burns
Notary Public
MY COMMISSION EXPIRES: Nov 20, 1998
(AFFIX SEAL)

mail

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, P.C., 213 A Ward Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Edgar Merritt (NAME)	Edgar Merritt (NAME)	MAP 37
4887 Little Marrowbone Rd. (ADDRESS)	P. O. Box 317 (ADDRESS)	PARCELS 45 & 58
Joelton, Tennessee 37080 (CITY) (STATE) (ZIP)	Hermitage, TN 37076-0317 (CITY) (STATE) (ZIP)	

FOR AND 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, Eara Lea Carney Ingram Floyd, a married woman

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Edgar Merritt, and wife Lathea Jane Merritt

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:

Land in Davidson County, Tennessee, being two tracts of land in the 14th Civil District, described as follows:

Tract No. 1

Beginning in the center of Little Marrowbone Road at the northwest corner of Chas. L. Hutton's property; running thence with said center line, north 71 degrees east 68 feet to a point opposite the center line of Higdon Road; thence north 68 degrees east 45 feet to a spike; thence south 17 degrees east 424 feet to the center line of Little Marrowbone Creek; thence with the center line, south 64 degrees west 112 feet; thence with Hutton's line north 17 degrees west 428 feet to the beginning, containing 1.05 acres, more or less.

Being the same property conveyed to Eara Lea Carney Ingram by deed from George W. Carney and wife, Mary A. Carney of record in Book 4162, page 962, Register's Office for Davidson County, Tennessee.

Tract No. 2

Beginning in the center line of Little Marrowbone Road at the northeast corner of the property conveyed to Eara Lea Carney Ingram by deed of record in Book 4162, page 962; thence running in a northeasterly direction with the center line of said Little Marrowbone Road 204 feet, more or less to a point; thence leaving said Little Marrowbone Road and running southeastwardly along the line with Wm. F. Trail a distance of 365 feet more or less to the center line of

CONTINUED

unimproved (X)
This is improved ( ) property, known as 4887 Little Marrowbone Rd., Joelton, Tennessee 37080
(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 my hand this 28th day of February, 19 96

Eara Lea Carney Ingram Floyd
Eara Lea Carney Ingram Floyd

Alfred B. Floyd
Alfred B. Floyd

LEGAL DESCRIPTION CONTINUATION

Little Marrowbone Creek; thence in a southwesterly direction along the centerline of said Little Marrowbone Creek, 204 fet more or less to a point, said point being the south east corner of Ingram; thence in a northwesterly direction along the common line with Ingram 428 feet to the beginning.

Being the same property conveyed to Eara Lea Carney Ingram by deed from George W. Carney, surviving tenant by the entirety, of reocrd in Book 4965, page 449, Register's Office for Davidson County, Tennessee.

The said Eara Lea Carney Ingram is now known as Eara Lea Carney Ingram Floyd.

Alfred B. Floyd, husband of Eara Lea Carney Ingram, joins in this Deed for the purpose of conveying any marital interest he may have in the property.

BOOK 9962PG879

BOOK 9962 PG 880

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Eara Lea Carney Ingram Floyd and Alfred B. Floyd

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 Brentwood, Tennessee, this 28th day of February, 19 96.

Commission expires November 20, 1996

Susan D. Evans
Notary Public

STATE OF TENNESSEE
COUNTY OF

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute 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

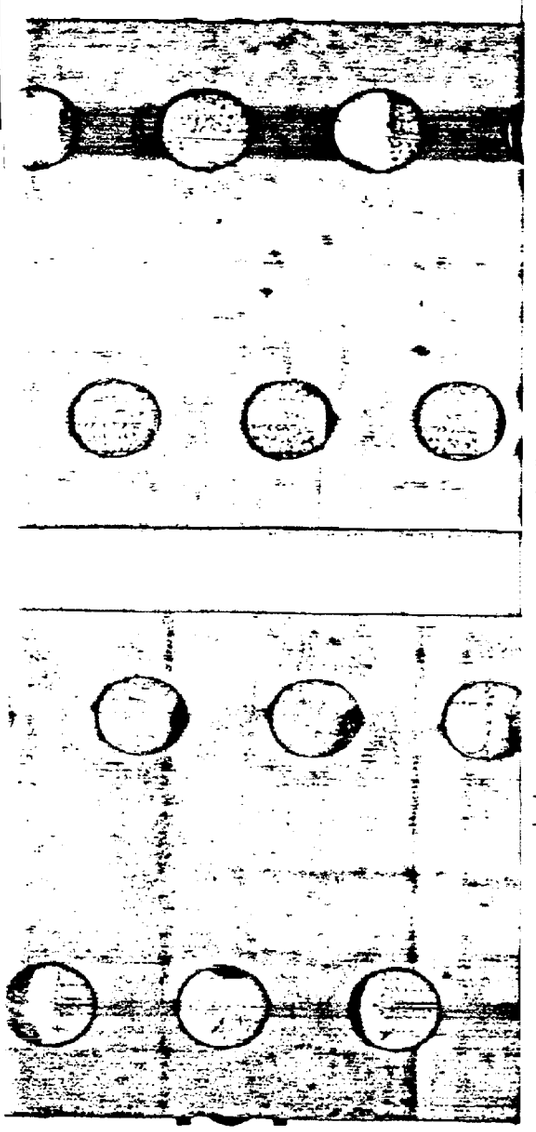
0155209

IDENTIF. & REFERENCE

96 MAR -1 AM 8:29

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

3163 03/01 0101 03CHECK 124.00



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

RECEIVED OF _____

FOR _____

BOOK 9962 PG 881

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 30000.00
CON TX 111.00
PRFEE 1.00
WDEED 12.00
TOTAL 124.00
CHECK 124.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0155209
IDENTIF. & REFERENCE

96 MAR -1 AM 8:29
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1011293