Mail

THIS INSTRUMENT PREPARED BY:
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BOOK 11110 PAGE 357

DEED OF INHERITANCE

Address of New Owner:	Send Tax Bills to:	Map and Parcel:
Edna R. Harris 2910 Lower Walker's Creek Road Goodlettsville, TN 37072	Same - no mortgage	part of 17/120

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, we, VERNON L. HARRIS and ANGELO HITT HARRIS, hereinafter called the GRANTOR, have bargained and sold and by these presents does transfer and convey unto EDNA R. HARRIS, hereinafter called the GRANTEE, hers heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to-wit:

Land lying in Goodlettsville, Davidson County, Tennessee and being more particularly described according to a survey by R.L. Montoya, Land Surveying, Inc., dated June 24, 1998 as follows:

TRACT NO. 1

Beginning at an iron rod in the easterly margin of Lower Walker's Creek Road, this being the southwesterly corner of Tract No. 2 and Parcel 120, Metro Tax Map 17, Tax Assessor's Office of Davidson County, Tennessee; thence with a curve to the right having a delta 3 degrees 29 minutes 21 seconds, a radius of 1,806.33 feet, a tangent of 55.02 feet, a length of 110.00 feet, and a chord of North 35 degrees 09 minutes 12 seconds East, 109.98 feet to an iron rod, this being the point of beginning, for this described Tract No. 1, this also being part of Parcel 120, Metro Tax Map 17, Tax Assessor's Office of Davidson County, Tennessee; thence continuing with a curve to the right having a delta of 6 degrees 14 minutes 39 seconds, a radius of 1,806.33 feet, a tangent of 98.53 feet, a length 196.85 feet and a chord North 40 degrees 01 minutes 12 seconds East 196.76 feet to an iron rod; thence North 43 degrees 08 minutes 31 seconds East 279.65 feet to an iron rod; thence with a curve to left having a delta of 1 degrees 34 minutes 14 seconds, a radius of 2,553.58 feet, a tangent of 35.00 feet, a length of 70.00 feet, and a chord of North 42 degrees 21 minutes 25 seconds East 70.00 feet to an iron rod this being the northwest corner of this described Tract No. 1; thence South 48 degrees 25 minutes 42 seconds East 396.00 feet to an iron rod; thence South 39 degrees 18 minutes 02 seconds West 512.32 feet to an iron rod; thence North 53 degrees 06 minutes 08 seconds West 421.00

98 SEP 14 AM 10:32
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0487243
IDENTIF. ✦ REFERENCE

feet to the point of beginning for this described Tract No. 1, containing 217,883.33 square feet or 5.002 acres, more or less.

Being the same property conveyed to the parties herein by the Last Will and Testament of Elsie Hitt Harris, deceased, of record in the Office of the Probate Court Clerk for Davidson County, Tennessee.

This Deed is prepared for the purpose of dividing the land of the decedent, Elsie Hitt Harris, between and among her three children as directed by the Last Will and Testament referred to above in specific tracts all according to the survey conducted as described above.

The property described herein is subject to any and all restrictions and easements of record.

This is improved property known as: 2910 Lower Walker's Creek Road, Goodlettsville, Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns, forever; and we do covenant with the said GRANTEE, 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 assigns, to warrant and forever defend the title to the said land against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural and the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY HAND this 1 day of September, 1998.

Vernon L Harris
VERNON L. HARRIS

Angelo Hitt Harris
ANGELO HITT HARRIS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

0127 09/14 0101 03CHECK 14.00

Personally appeared before me, VERNON L. HARRIS, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, and official seal at Goodlettsville, Tennessee on this the 1 day of September, 1998.

NOTARY PUBLIC

My Commission Expires: 5-26-2002

STATE OF ~~TENNESSEE~~ Alabama)
COUNTY OF ~~DAVIDSON~~ Lee)

Personally appeared before me, ANGELO HITT HARRIS, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, and official seal at Brookwood, ~~Tennessee~~ Alabama on this the 28 day of August, 1998.

Virginia H Bennett
NOTARY PUBLIC

My Commission Expires: _____

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration or value whichever is greater, for this transfer is $ 0.

Subscribed and sworn to before me, this the 1st day of September, 1998.

Edna R. Harris
Affiant

NOTARY PUBLIC

My Commission Expires: 2/28/99