BOOK 11491 PG. 872

ADDRESS NEW OWNERS and
SEND TAX BILLS:
Andrew G. Putman and wife,
Helen P. Putman
6225 Clarksville Highway
Joelton, TN 37080

This instrument prepared by:
CARL H. OLDHAM
Attorney at Law
365 West Main Street
Hendersonville, Tennessee

MAP PARCEL NUMBER:
21 - 77
14D - 06600

**WARRANTY DEED**

FOR AND IN CONSIDERATION of the sum of SEVENTY THOUSAND ($70,000.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, JACK R. JARRARD and wife, NANCY ANN JARRARD, BETTY LOU DAVIS, MARY FRANK CRAIG, VAN B. WILSON, JR. and JESSE T. WILSON, hereinafter called GRANTORS, have this day bargained and sold and by these presents do transfer and convey to ANDREW G. PUTMAN and wife, HELEN P. PUTMAN, hereinafter called GRANTEES, their heirs, successors and assigns forever, the following described property, to wit:

A tract of land located in Davidson County, Tennessee, described as follows:

Beginning in the center of Highway No. 112 at the Northwest corner of the property conveyed to A. G. Caldwell and wife, by deed from John C. Chambliss and wife, of record in Book 982, Page 386, Register's Office for said County; thence with Caldwell's westerly line, southwardly 294 fored Sycamore; thence South 16 degrees West 227 feet to Caldwell's Southwest corner; thence North 73-1/2 degrees west 64 feet to a fence post; thence South 28-1/2 degrees West 225 feet to Baxter's northeasterly line; thence with his northeasterly line; North 30-1/2 degrees West 677 feet to Babb's easterly line; thence with Babb's easterly line, North 21 degrees East 403 feet to center of said Highway; thence with the center of said highway, South 71-1/2 degrees East 524.5 feet to the beginning, containing 9.44 acres, more or less.

Said land is conveyed subject to a right of way described in a deed of record in Book 6892, Page 890, and to a gas transmission line easement of record in Book 1300, Page 573, Register's Office for Davidson County, Tennessee.

INCLUDED in the foregoing described tract is a 1.68 acre tract of land conveyed to Howard A. Babb by deed of record in Book 6823, Page 205, Register's Office for Davidson County, Tennessee and reconveyed by deed of record in Book 8984, Page 460, Register's Office for Davidson County, Tennessee.

EXCLUSIONS - Included in the foregoing described land but excluded from conveyance is the land conveyed to the State of Tennessee in Book 3959, Page 207, Register's Office for Davidson County, Tennessee, and the following described land conveyed by deed of record in Book 10214, Page 107, Register's Office for Davidson County, Tennessee, to wit:

Beginning at an iron pin in the southerly margin of U. S. Highway 41 A said point being the northeast corner of the property conveyed to Jack R. Jarrard and D. E. Wilson as recorded in Deed Book 6790,

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ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

Page 865, Register's Office for Davidson County, Tennessee and the northwest corner of the property conveyed to A. G. Putman as recorded in Deed Book 6085, Page 884, Register's Office for Davidson County, Tennessee, thence with the common line between Jarrard and Putman South 15 degrees 09 minutes 40 seconds West 2060.05 feet, then South 09 degrees 09 minutes 03 seconds West 228.31 feet, thence South 43 degrees 48 minutes 30 seconds West 64.00 feet, thence South 23 degrees 19 minutes 57 seconds West 204.96 feet, thence North 30 degrees 15 minutes 00 seconds West 128.00 feet, thence North 22 degrees 49 minutes 43 seconds East 703.26 feet to an iron pin in the southerly margin of U. S. 41A directly opposite the intersection of Chambliss Road, thence with the southerly right of way South 67 degrees 05 minutes 50 seconds East 117.82 feet to the point of beginning, all corners being marked by an iron pin according to survey by Donald W. Fortner, Tennessee Registered Land Surveyor #1072 dated September 14, 1996. Recorded Book 6790, Page 865 and is identified on Tax Map 21 as Parcel 77 and contains 2.53 acres more or less.

After the exclusion, said tract contains 5.11 acres, more or less.

Being the remaining property conveyed to Jack R. Jarrard and wife, Nancy Ann Jarrard and David E. Wilson by deeds of record in Book 8984, Page 460, Book 6790, Page 885, Book 6774, Page 326, Book 6790, Page 859 and Book 10214, Page 113, Register's Office for Davidson County, Tennessee. David E. Wilson died testate in Davidson County, Tennessee on February 21, 1999. In his Last Will and Testament of record in Will Book 226, Page 255, Office of Clerk of the Probate Court of Davidson County, Tennessee, David E. Wilson devised his interest in said land to Betty Lou Davis, (share and life estate), Mary Frank Craig, Donald Payne Davis, Nancy Ann Jarrard, Van B. Wilson, Jr. and Jesse T. Wilson, and to the survivors of them, but not to their issue. Donald Payne Davis pre-deceased David E. Wilson.

Betty Lou Davis hereby terminates her life estate in the home located on a portion of said property.

The 1999 taxes have been prorated and to be paid by GRANTEES.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title and interest thereto belonging to the GRANTEES, their heirs, successors and assigns, forever.

AND THE GRANTORS covenant with the GRANTEES that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except as herein provided.

THE GRANTORS further covenant and bind themselves, their heirs, successors and assigns to warrant and defend the title to the said land to the GRANTEES, their heirs, successors and assigns against the lawful claims of all persons whomsoever.

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NDERSONVILLE, TN
37075
615-824-0989

Executed on this 21ST day of May, 1999.

Betty Lou Davis
BETTY LOU DAVIS

Mary Frank Craig
MARY FRANK CRAIG

Nancy Ann Jarrard
NANCY ANN JARRARD

Jesse T. Wilson
JESSE T. WILSON

Jack R. Jarrard
JACK R. JARRARD

Van B. Wilson Jr
VAN B. WILSON, JR.

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county, BETTY LOU DAVIS, MARY FRANK CRAIG, JACK R. JARRARD, NANCY ANN JARRARD and VAN B. WILSON, JR. the within named bargainors with whom I am personally acquainted and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office this 21ST day of May, 1999.

Carl H Oldham
NOTARY PUBLIC

My Commission Expires:
6.2.02

STATE OF FLORIDA
COUNTY OF Alachua

CHERIE D. BALDUZZI
MY COMMISSION # CC 810143
EXPIRES: February 26, 2003
Bonded Thru Notary Public Underwriters

Personally appeared before me, the undersigned Notary Public of said county, JESSE T. WILSON, the within named bargainor with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand at office this 19 day of May, 1999.

Cheri D. Balduzzi
NOTARY PUBLIC

My Commission Expires:

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $ 72,000.00.

Andrew B Putnam
AFFIANT

Subscribed to and sworn before me, this the 21ST day of May, 1999.

Carl H Oldham
NOTARY PUBLIC

My Commission Expires:
6-2.02

99 MAY 25 AM 9:01
RECEIVED & RECORDED
REGISTER'S OFFICE
SUMNER COUNTY, TN
0590783

OLDHAM & FERGUSON
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

# OFFICIAL RECEIPT

**BILL GARRETT**
**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

**RECEIVED OF** _____

**FOR** _____

BOOK 11491 PG. 875

| | | |
|---|---|---|
| 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 | CFEE - COMPUTER FEE | PRFEE - PROBATE FEE |

0590783

LIEN BOOK & REFERENCE

99 MAY 25 AM 9:01

[illegible] REGISTER

[illegible]

| | |
|---|---|
| [illegible] | 70000.00 |
| CO[illegible] TX | 259.00 |
| PRFEE | 1.00 |
| MTGE | 12.00 |
| CFEE | 2.00 |
| TOTAL | 274.00 |
| CHECK | 274.00 |

[illegible] 09:05 0001 0133

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

**No.** 1464723