BOOK 11497 PG. 848

47

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 14,000.00

X
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
26th DAY OF May 19 99

Vickie P. Rogers
Notary Public

MY COMMISSION EXPIRES: VICKIE P. ROGERS NOTARY PUBLIC STATE OF TENNESSEE
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
CASTLEMAN & GREENE, PLLC, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
A. P. Todd	New Owner	MAP 43-12
(NAME)	(NAME)	
1271 Cheyenne Blvd.		PARCEL 55
(ADDRESS)	(ADDRESS)	
Madison, TN 37115		
(CITY) (STATE) (ZIP)	(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, Mary E. R. Witherspoon and husband, John D. Witherspoon

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO A. P. Todd

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:

BEING a parcel of land situated in the Second Civil District of Davidson County, Tennessee, and being a part of the east part of Lot No. 9 of Vandiver Subdivision (not of record) and being more particularly described as follows, according to a survey prepared by R. L. Montoya Land Surveying, Inc.

BEGINNING at an iron pin in the northeasterly margin of Vandiver Drive and being the most southwesterly corner for this parcel and the most southeasterly corner of the Vernia E. Freeman property as evidenced in Deed Book 4327, Page 109, R.O.D.C., TN; thence, running with the common line of the Freeman property and this herein described parcel North 53 deg. 20' 48" East and passing a witness rod set at 100.0 feet for a total distance of 171.40 feet to a point in the southwesterly boundary of the Dept. of the U. S. Army Corps. of Engineers property (Cumberland River); thence running with said boundary line South 45 deg. 06' 27" East 50.55 feet to a point; thence leaving said boundary South 53 deg. 20' 48" West and passing a witness rod set at 77.90 feet for a total distance of 185.6 feet to an iron rod in the northeasterly margin of Vandiver Drive; thence running with the northeasterly margin of said Drive, North 37 deg. 02' 00" West 50 feet to the point of beginning, containing 0.2 acres, more or less.

BEING part of the same property conveyed to Mary E. R. Witherspoon, by deed from First Church of the Nazarene, Inc., of record in Book 9179, Page 546, Register's Office for Davidson County, Tennessee.

1659 05/27 0101 03CHECK 62.80

CONTINUED
ON PAGE TWO

This is improved ( ) property, unimproved (X) known as 128 Vandiver Drive, Madison, TN 37115
(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 our hand S this 26th day of May, 19 99

Mary E. R. Witherspoon

John D. Witherspoon

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mary E. R. Witherspoon and husband, John D. Witherspoon

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 Goodlettsville, Tennessee, this 26th day of May, 1999.

Commission expires 11-27-99

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

CONTINUED FROM PAGE ONE

John D. Witherspoon, husband of Mary E. R. Witherspoon, in this in this conveyance for the express purpose of conveying any marital rights which he may have in said property, now or in the future.

05922511
INSTRUMENT NUMBER REFERENCE
99 MAY 27 PM 3:20
ILL. REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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

BOOK 11497 PG. 850

0592251

IDENTIFICATION - REFERENCE

99 MAY 27 PM 3:20

REGISTER
DAVIDSON COUNTY, TN.

CAMT	14000.00
CON TX	51.80
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	62.80
CHECK	62.80

05/27/99 01 15:24 0001 1659

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1466229