20-A

BOOK 11520 PG. 944

99 JUN -9 PM 3:28
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

U5978444
[illegible] & REFERENCE

THIS INSTRUMENT PREPARED BY:
W. WAYNE LeROY
SCHULMAN, LeROY & BENNETT, P.C.
P.O. BOX 190676
NASHVILLE, TN 37219-0676

WARRANTY DEED

ADDRESS OF NEW OWNER(S):	SEND TAX BILLS TO:	MAP PARCEL NO.
NANCY RUTH CARNEY 3062 Casa Drive Nashville, TN 37214	Same	Map 39 Parcel 36

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $10,000.00.

Affiant

Sworn and subscribed before me, this 9 day of June, 1999.

Notary Public

Commission Expires:

3-29-2003

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, GENE CARNEY and BETTY CARNEY; REX A. BRACY, SR. and BARBARA CARNEY BRACY; and CALVIN SHORT and MARIE CARNEY SHORT referred to as Grantors, have bargained and sold, and by these presents do transfer and convey unto NANCY RUTH CARNEY, hereinafter referred to as Grantee, her heirs, successors and assigns, a certain tract or parcel of land in the 14th Civil District of Davidson County, Tennessee, described as follow, to-wit:

Beginning at an iron pin (new) in the northwesterly margin of Stenberg Road, said pin being located along the margin of Stenberg Road, from the intersection of the center line of Stenberg Road and Carney Creek, in the center of a bridge; N 46° 10'01" E, 88.21 feet; thence N 41° 36' 28" E, 73.93 feet; thence N 34° 03' 56" E, 189.12 feet; thence N 40 ° 27' 40" E, 169.08 feet; thence N 51° 19' 50" E, 48.99 feet to the point of beginning, the southwest corner of this tract; thence with a new line, as follows, N 29° 40' 23" W 468.24 feet to an iron pin (new); thence N 60° 07' 20" E 268.39 feet to an iron pin (old), marking the most southerly southwest corner of a tract of land which belongs to Glenn Harvey Doyle, Jr., having a deed reference in Deed Book 8437, page 635, Register's Office for Davidson County, Tennessee, and

marking the most westerly northwest corner of a tract of land which belongs to Phillip M. Little, having a deed reference in Deed Book 8853, page 517, Register's Office for Davidson County, Tennessee; thence with the boundary of said tract of land which belongs to Phillip M. Little, as follows, S 76° 24' 36" E 380.62 feet to an iron pin (old); thence S 33 ° 33' 12" E 220.85 feet to an iron pin (new) in the westerly margin of Stenberg Road; thence with the margin of Stenberg Road, parallel with and 20.00 feet at a right angle to the center line, as follows, S 63° 47' 01" W 351.46 feet; thence S 61° 46' 57" W 117.88 feet; thence S 52° 45' 59" W 92.65 feet to the point of beginning, containing 5.05 acres as surveyed by Richard C. Kessinger, R.L.S. Tennessee License #1038, d/b/a Kessinger & Associates, 610 South Main Street, Springfield, Tennessee, 37172, January 28, 1997.

Being a part of the same property conveyed to Calvin Short & Marie Carney Short, Rex Bracey, Sr. & Barbara Carney Bracy and Gene Gordon Carney and Betty L. Carney by deed recorded in Book 11348, page 62, Register's Office for 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, her heirs, successors and assigns forever, and we do covenant with the said Grantee that we are seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except as above set forth, and taxes for the year 1994 which the Grantee herein assumes and agrees to pay.

And Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to said land to the said Grantee, her heirs, successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this 8th day of June, 1999.

Gene J. Carney
Gene Carney

Betty Carney
Betty Carney

Rex A. Bracy, Sr.

Barbara Carney Bracy
Barbara Carney Bracy

Calvin Short
Calvin Short

Marie Carney Short
Marie Carney Short

STATE OF Tennessee
COUNTY OF Sumner

Personally appeared before me, Season Hutchins, a Notary Public in and for said County and State, the within named GENE CARNEY, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purpose therein contained.

Witness my hand and seal, this 3 day of June, 1999.

Season Hutchins
Notary Public

Commission Expires:

My Commission Expires MAY 26 2002

STATE OF Tennessee
COUNTY OF Sumner

Personally appeared before me, Season Hutchins, a Notary Public in and for said County and State, the within named BETTY CARNEY, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purpose therein contained.

Witness my hand and seal, this 3 day of June, 1999.

Season Hutchins
Notary Public

Commission Expires:

My Commission Expires MAY 26, 2002

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Sharon L. Lain, a Notary Public in and for said County and State, the within named REX A BRACY, SR., the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purpose therein contained.

Witness my hand and seal, this 8 day of June, 1999.

Sharon L. Lain
Notary Public

Commission Expires:

06/90 7851
0101 01CASH
-3
56.00

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Sharon L. Lain, a Notary Public in and for said County and State, the within named BARBARA CARNEY BRACY, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purpose therein contained.

Witness my hand and seal, this 8 day of June, 1999.

Sharon L. Lain
Notary Public

Commission Expires:

_____

STATE OF Tennessee
COUNTY OF Sumner

Personally appeared before me, L. Michele Donio, a Notary Public in and for said County and State, the within named CALVIN SHORT, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purpose therein contained.

Witness my hand and seal, this 1st day of June, 1999.

L. Michele Donio
Notary Public

Commission Expires:

8/31/99

STATE OF Tennessee
COUNTY OF Sumner

Personally appeared before me L. Michele Donio, a Notary Public in and for said County and State, the within named MARIE CARNEY SHORT the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purpose therein contained.

Witness my hand and seal, this 1st day of June, 1999.

L. Michele Donio
Notary Public

Commission Expires:

8/31/99

wwl/nancy ruth carney wd

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 11520 PG. 948

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

0597844

IDENTIFICATION REFERENCE

99 JUN -9 PM 3:28

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

		CAMT	10000.00
		CON TX	37.00
		PRFEE	1.00
		WDEED	16.00
		CFEE	2.00
		TOTAL	56.00
		CASH	56.00
06/09/99	01	15:31	0001 7582

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1472050