WARRANTY DEED

47

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $16,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
4th DAY OF January 2001

Notary Public

MY COMMISSION EXPIRES: 10-25-03
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

William D. Castleman, Attorney, 110 Clancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Daniel McElhiney (NAME)	Daniel McElhiney (NAME)	MAP 44-5
126 Scenic View Road (ADDRESS)	100 Shelby St. (ADDRESS)	PARCEL 2
Old Hickory, TN 37138 (CITY) (STATE) (ZIP)	Old Hickory TN 37138 (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, C. L. Ferrell, Jr. and wife, Virginia Dean Ferrell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Daniel McElhiney

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 Tract No. 3 on the unrecorded plan of H. A. Youngblood's Subdivision, described according to Map by Cantrell, Connell & Morrison, May 1954, as follows:

Beginning at a point on the southwesterly margin of Scenic Drive, 140.3 feet northwesterly from the northeast corner of the proprty conveyed to L. J. Woodard and wife, by deed of record in Book 1733, page 121, Register's Office for Davidson County, Tennessee; thence with the margin of said Drive, North 47 degrees 47' West 39.2 feet to the beginning of a curve; thence with said curve, westerly 23.56 feet to a point on the southeasterly margin of Shelby Street; thence with the margin of said street, South 42 degrees 13' West 120 feet to the common corner of Tracts 1 and 22; thence with the line between said Tracts South 47 degrees 47' East 54.2 feet to the common corner of Tracts 2 and 3; thence with the line between said tracts, North 42 degrees 13' East 135 feet to the beginning.

Being the same property conveyed to C. L. Ferrell, Jr. and wife, Virginia Dean Ferrell by deed from C. L. Ferrell and wife, Pauline Ferrell, of record in Book 3915, Page 52, Register's Office for Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 01/08/01 10:50 2pgs
Fees:11.00 Taxes:59.20

20010108-0002204

unimproved (X)
This is improved ( ) property, known as 126 Scenic View Road, Old Hickory, TN 37138
(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 4th day of January, 2001

C. L. Ferrell, Jr.
C. L. Ferrell, Jr.

Virginia Dean Ferrell
Virginia Dean Ferrell

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 C. L. Ferrell, Jr. and wife, Virginia Dean Ferrell

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 4th day of January 2001

Commission expires 12-25-03

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 _____, _____.

My commission expires _____

_____
Notary Public