WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/26/01 15:53 3pgs
Fees:15.00 Taxes:275.65

20010626-0067740

G-6640-E

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 74,500.00

47

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF June, 2001

Notary Public

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

NOTARY PUBLIC

THIS INSTRUMENT WAS PREPARED BY

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

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jay Wilfong (NAME)	same (NAME)	MAP 87-0
4341 Central Pike (ADDRESS)	(ADDRESS)	PARCEL 70.00
Hermitage, TN 37076 (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 Louise Jarrett, unmarried

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

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:

Land in Davidson County, Tennessee and more particularly described as follows:

Beginning at a point on the north margin of Central Turnpike 167 feet westwardly from the southeast corner of a 2.13 acre tract of land conveyed by J. R. Jackson to Davidson County by deed of record in Book 658, Page 443, Register's Office for Davidson County, Tennessee. Said point being a corner of said 2.13 acre tract; running thence with the north margin of said turnpike in 84-1/2 deg. W. 355 feet to a point; thence leaving said turnpike in 1 deg. E. 139-1/2 feet to a cedar tree; thence in 43-3/4 deg. E. 535 feet to a post on the east bank of Dry Fork Creek; thence in 62 deg. E. 225 feet to the center of the Earheart Road; thence with the center of said road S. 4 deg. W 450 feet to the center of a bridge over Dry Fork Creek; thence down said creek with its center in 23-1/2 deg. W. 225 feet to a point in the center of said creek; thence leaving said creek and running with the northerly boundary line of the said 2.13 acre tract conveyed by J. R. Jackson to Davidson County S. 69-3/4 deg. W. 180 feet to a point; thence with the west line of said 2.13 acre tract S. 4-3/4 deg. W. 300 feet to an iron pipe corner; thence S. 80-1/4 deg. E. 100 feet to an iron pipe corner; thence S. 4-3/4 deg. W. 40 feet to the beginning, containing 3.27 acres.

Included in the foregoing description but specifically excluded from this conveyance is the property previously conveyed by B. H. Goodman and wife, as follows:

1. B. H. Goodman et ux to B. O. Eakes et ux, dated April 24, 1946 as of record in Book 1383, Page 501 in the Register's Office for Davidson County, Tennessee.

CONTINUED

unimproved ( )
This is improved (X) property, known as 4341 Central Pike, Hermitage, TN 37076
(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 my hand this 22nd day of June, 2001

Mary Louise Jarrett

Mary Louise Jarrett

LEGAL DESCRIPTION CONTINUATION

2. B. H. Goodman et ux to Ruth Smith et ux, dated January 5, 1949 and recorded in Book 1712, Page 319 in the Register's Office for Davidson County, Tennessee.

3. B. H. Goodman et ux to Davidson County, Tennessee, dated December 30, 1952 of record in Book 2148, Page 252 in the Register's Office for Davidson County, Tennessee.

4. B. H. Goodman et ux to J. A. Cooper et ux, dated January 6, 1954 of record in Book 2246, Page 173 in the Register's Offrice for Davidson County, Tennessee.

Being the same property conveyed to Charles Edward Jarrett and wife, Mary Louise Jarrett from Orris O. Goodman and Hughes E. Goodman, the surviving heirs at law of Brack Hughes Goodman and wife, Provie Jane Goodman of record in Book 8335, Page 745, Register's Office for Davidson County, Tennessee. The said Charles Edward Jarrett having since died.

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 Louise Jarrett, unmarried

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 purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 22nd day of June 2001

Commission expires 8-25-03

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