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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $2,000.00

John E Dowlen Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF January, 1975

Ruby Jane Brown
Notary Public

My Commission Expires: 8/3/77

Mail

THIS INSTRUMENT WAS PREPARED BY
Joel H. Moseley, Attorney at Law, 2313 Hillsboro Road, Nashville, Tenn. 37212

Address New Owner(s) as follows:	Send Tax Bills to:	Map-Parcel Numbers
John E. Dowlin, Jr. Rt. 3 Eaton's Creek Rd. Nashville, Tennessee, 37218	same	Map 48 P/O parcel 87

For and in 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, James E. Brown, and wife, Carolyn Faye Brown, hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto John E. Dowlen, Jr., 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 the 13th Civil District of Davidson County, Tennesse, as described on a survey of George W. Watkins dated April 29, 1972, and noted thereon as parcel "C", a copy of said survey is attached hereto and incorporated herein by reference. Said parcel "C" is more particularly described as follows:

Beginning at an iron pin in the Easterly margin of Eaton's Creek Road, thence North 64° 0' East for a distance of 320 feet to a point thence South 18° 05' East for a distance of 128.31 feet to a point, thence South 65° 30' West for a distance of 320 feet to a point, thence North along the Easterly margin of Eaton's Creek Road 17° 54' West for a distance of 120 feet to the point of beginning.

Being part of the same property conveyed to James E. Brown and wife, Carolyn Faye Brown by deed from Eileen Berry as of record in Book 4630, Page 201, Register's Office of Davidson County, Tennessee.

unimproved (X)
This is improved( ) Eaton's Creek Road Nashville, Tenn. 37218
House Number Street P. O. Address City or Town 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. GRANTORS further covenant that said property is lawfully useable for residental purposes.

WITNESS our hands this 15 day of January, 1975.

James E Brown

Carolyn Faye Brown

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STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Paul L. Hogan Jr., a Notary Public in and for said County and State, the within named JAMES E. BROWN & CAROLYN FAYE BROWN the bargainors, with whom I am personally acquainted, and who acknowledged that THEY executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville Tennessee, this 15 day of January, 197[illegible].

Commission expires [illegible]

Notary Public

PAUL L. HOGAN, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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C 84817

WARRANTY DEED

FROM James E. Brown, et ux

TO John E. Dowlen, Jr.

IDENTIF. REFERENCE

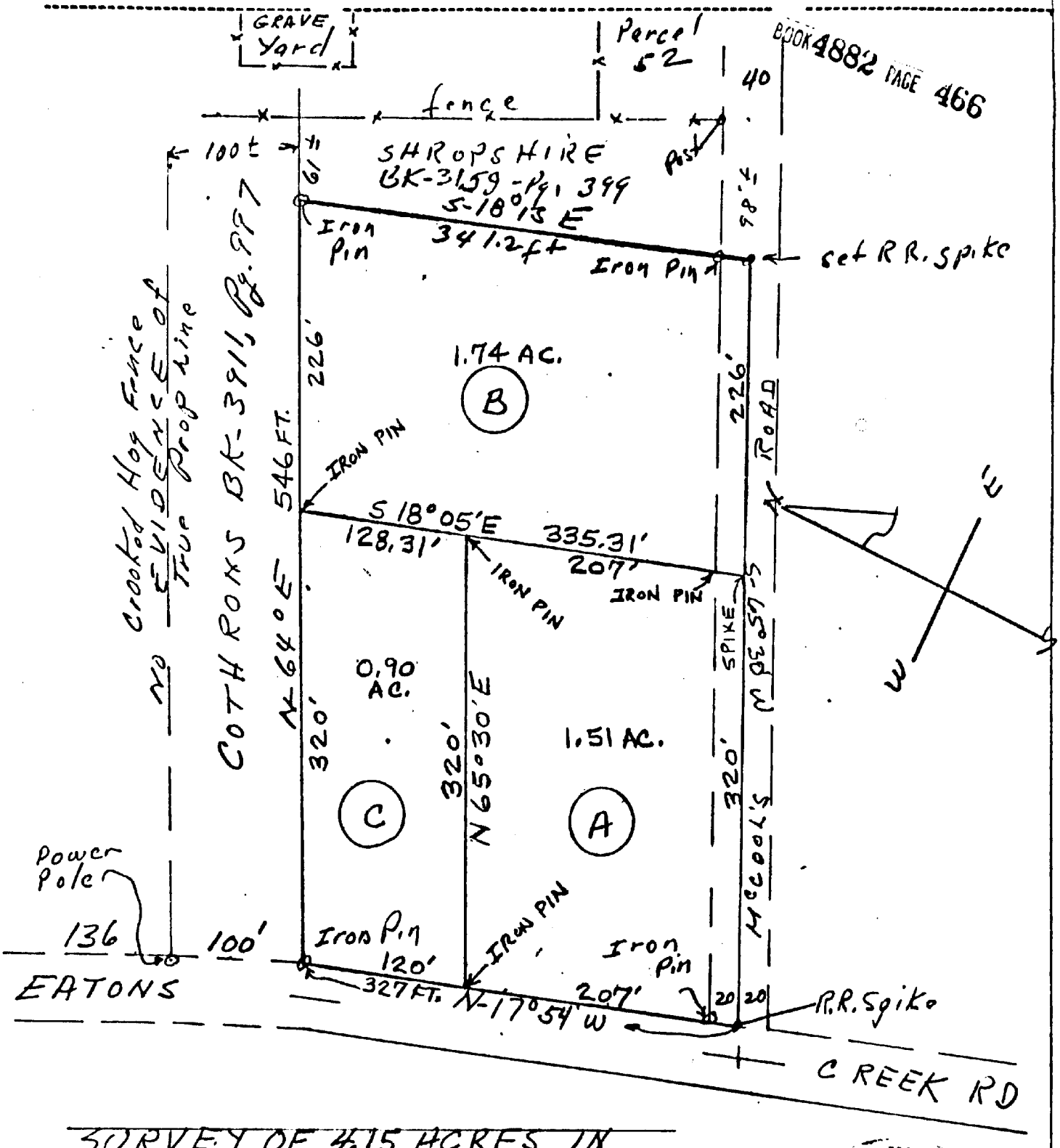
JAN 20 10 27 AM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JAN20'75	CONV	*7,000.00				
JAN20'75	S'TAX		A*	5.20		
JAN20'75	PB'FEE		A*	.50		
JAN20'75	W'DEED		A*	8.00	*	13.70

BY_____DATE_____ SUBJECT_____ SHEET NO._____OF_____

CHKD. BY_____DATE_____ SUMMEY - AGENT. JOB NO._____



SURVEY OF 4.15 ACRES IN
THE 13th CIVIL DISTRICT OF
DAVIDSON COUNTY TENN
APRIL 29-1972 George W Watkins
SCALE 1" = 100' Surveyor
NOTE- DIVIDED INTO 3 Tracts - 6-15-74
Part of MAP-48-PARCEL-87

GEO. W. WATKINS
REGISTERED LAND SURVEYOR
XVI
AGRICULTURE
COMMERCE
TENNESSEE NO. 106

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.