BOOK 4914 PAGE 772

WARRANTY DEED

This instrument prepared by:
Gail Pigg, Attorney
230 Fourth Avenue, North
Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wiley L. Fowler, Jr. and wife, Kathleen C. Fowler (NAME:)	Same (NAME:)	
928 Stiles Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Clarksdale, MS 38614 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	8D-24000

For and in Consideration of the sum of Ten and No/100 ($10.00) ---------- *DOLLARS*

and other good and valuable consideration the receipt of which if hereby acknowledged, we, the undersigned

EDWARD A. KNOB and wife, NANCY J. KNOB

have bargained and sold, and by these presents do transfer and convey unto the said WILEY L. FOWLER, JR. AND WIFE, KATHLEEN C. FOWLER their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

The following described tract of land is located in the 8th Civil District of Davidson County, Tennessee, and is Lot #3 of Deer Ridge Acres, Deer Ridge Acres being a north portion of the Enoch Dozier Farm that is a deed of record in Deed Book 3830, page 555, Register's Office for Davidson County, Tennessee, described according to a survey by James T. Brewer, Surveyor.

Bounded on the north by the R.O.W. of River Road, bounded on the east by a portion of Lot #2 and Lot #1, bounded on the south by the property of Vorbusch, bounded on the west by a portion of Lot #6 and a portion of Lot #4.

Beginning with an iron pipe in the south margin of River Road, the northwest corner of the lot being described, also the northeast corner of Lot #4, the point of beginning being 2139.1 feet easterly along the south margin of River Road from the center of Cub Creek, or 736 feet northwesterly along the south margin of River Road from the northeast corner of Lot #1 and the northwest corner of the D. C. Sherrill property; thence with the south margin of River Road south 37 deg. 20 min. east 246 feet to an iron pipe, the northeast corner of lot being described, also the northwest corner of Lot #2; thence with the west boundary of Lot #2 south 35 deg. 30 min. west 1425 feet to an iron pipe in the north boundary of the Vorbusch property; thence with the same north 35 deg. 15 min. west 718 feet to an iron pipe, the southwest corner of the tract being described, also the southeast corner of Lot #6; thence with the east boundary of Lot #6 north 43 deg. 45 min. east 265 feet to an iron pipe, the southwest corner of Lot #4 also the southeast corner of Lot #5;

STATE OF TENNESSEE,
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater for this transfer is $ 13,000.00

Subscribed and sworn to before me, this the 13th day of May, 19 75

Affiant

My commission expired: 4/27/77 (Affix Seal)

Notary Public

thence south 70 deg. east with the south boundary of Lot #4 302 feet to a iron pipe; thence with the east boundary of Lot #4 north 43 deg. 45 min. east 903 feet the point of beginning, and containing 12.99 acres, more or less.

Being part of the same property conveyed to Edward A. Knob and wife, Nancy J. Knob by deed from Robert G. Sullivan and wife, Ruby D. Sullivan of record in Book 4606, page 816, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following restrictions which will run with the land for a period of 25 years: all improvements must be residential with a minimum 1250 feet of living area, no swine, no junk cars or vehicles, no mobile homes, outbuildings for cattle, horses & machinery may be built.

unimproved ( )
This is improved ( ) property, known as ..... (House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Wiley L. Fowler, Jr. and wife, Kathleen C. Fowler *their heirs and assigns, forever.*

And we *do covenant with the said* Wiley L. Fowler, Jr. and wife, Kathleen C. Fowler, *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.* except for 1975 taxes.

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* Wiley L. Fowler, Jr. and wife, Kathleen C. Fowler, *their heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 13th *day of* May, *19* 75, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Edward A. Knob

Edward A. Knob

Nancy J. Knob

Nancy J. Knob

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Gail Pigg, a Notary Public in and for said County and State, the within named Edward A. Knob and wife, Nancy J. Knob

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 13th day of May, 1975.

Gail Pigg, Notary Public.

Commission Expires 4/27/77

GAIL PIGG NOTARY PUBLIC STATE AT LARGE

STATE OF
COUNTY OF

Personally appeared before me, , a Notary Public in and for said County and State, the within named

the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

Witness my hand and official seal at, this day of, 19.

, Notary Public.

Commission Expires.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, , a Notary Public of the State and County aforesaid, personally appeared, with whom I am personally acquainted, and who, upon oath, acknowledged self to be of the , the within named bargainor, a corporation, and that he as such, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as.

Witness my hand and seal, at office in, this day of, 19.

Notary Public

Commission Expires.

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WARRANTY DEED

FROM

Edward A. Knob et ux

TO

Wiley L. Fowler, Jr.et ux

C 9 9 3 0 9

IDENTIF. REFERENCE

MAY 21 2 21 PM '75

FELIX E. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

MAY21'75 CONV 13,000.00

MAY21'75 S'TAX A* 33.80

MAY21'75 PR'FEE A* .50

MAY21'75 W'DEED A* 8.00 * 42.30

Chicago Title Insurance Company
First American Center — Phone 255-4631
NASHVILLE, TENNESSEE 37238

RETURN TO GAIL PIGG