WARRANTY DEED

BOOK 5088 PAGE 755

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
James R. Waggoner (NAME)	Same (NAME)	
2743 Smith Spring (STREET ADDRESS OR ROUTE NUMBER)	Road Rt #1 (STREET ADDRESS)	136
Nashville Tenn 37217 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	38 PW

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- *Dollars,*

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged.

This Instrument Was Prepared By

Dewey W. Pedigo

Of The Law Firm Pedigo & Saindon

Stahlman Building, Nashville, Tennessee

We, Marjorie Faulk, Juanita Faircloth and Cecil E. Waggoner

have this day bargained and sold, and do hereby transfer and convey unto the said

James R. Waggoner, his

certain real estate in Davidson County, Tennessee, as follows: ~~XXXXXX~~ *heirs and assigns,*

Land in the 2nd, formerly the 5th, Civil District of Davidson County, Tennessee, being part of Lot No. 3 on the Plan of the division of the Estate of John C. Estes, deceased, as of record in Minute Book "J", page 170, County Court for said County, described according to a survey made by George W. Watkins, Surveyor, May 25, 1960, as follows:

Beginning at a point in Old Smith Springs Road at the northeast corner of the property conveyed to Cecil E. Waggoner by deed from Amanda E. Coe, of record in Book 2901, page 23, Register's Office for said County; thence south 29° 30' east 245 feet along Old Smith Springs Road to a point in the center of Old Smith Springs Road; thence north 87° 50' west 239.5 feet to an iron pin; thence north 12° east 170.5 feet to a point in the center of Old Smith Springs Road; thence south 87° east 78 feet to the beginning.

Being the same property conveyed to Shirley Bell Waggoner by deed from Cecil E. Waggoner and wife, Margie Ann Waggoner of record in Book 3501, page 595, Register's Office for Davidson County, Tennessee. The said Shirley Bell Waggoner is now deceased. Marjorie Faulk, Juanita Faircloth, Cecil E. Waggoner and James R. Waggoner are all of the heirs-at-law of the said Shirley Bell Waggoner, deceased.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 16,000.00

Subscribed and sworn to before me, this the 21 day of October 1976

Affiant James R. Waggoner

My commission expires: 11-12-78 (Affix Seal)

Notary Public Dewey W. Pedigo

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

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

James R. Waggoner, his ~~XXXX~~ *heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said*

James R. Waggoner, his

~~XXXXXX~~*heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 12 *day of* October, 19 76 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Marjorie Faulk

Juanita Faircloth

Cecil E. Waggoner

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Richard Jaye Elam, a Notary Public in and for said County and State, Marjorie Faulk, Juanita Faircloth and Cecil E. Waggoner

the within named 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, Murfreesboro Tennessee, this 12th day of October, 19 76.

Jaye Elam
Notary Public at Large

Commission expires January 10, 1980

JAYE ELAM NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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.....

NOV 17 76 CONV 16,000.00
NOV 17 76 S'TAX B* 41.60
NOV 17 76 PR'FEE B* .50
NOV 17 76 W'DEED B* 4.00 * 46.10

Mail ee Fee

D 77501

IDENTIF. REFERENCE

Nov 17 2 03 PM '76

REGISTER

WARRANTY DEED

FROM
MARJORIE FAULK, ET AL
TO
JAMES R. WAGGONER

Compliments of

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

PEDIGO & SAINDON