BOOK 5181 PAGE 86

THIS INSTRUMENT PREPARED BY
WILLIAM D. CASTLEMAN, ATTY.
807 AMERICAN TRUST BLDG.
NASHVILLE, TENNESSEE 37201

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Oscar T. Elkins, et ux	Security Federal Sav. & Ln.	To be assigned
5908 Higdon Road (NAME)	(NAME)	
Joelton, Tennessee 37080 (STREET ADDRESS OR ROUTE NUMBER)	Nashville, Tennessee (STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and----------00/100 ($10.00)---------- *Dollars,*

cash in hand paid by the grantees; OSCAR T. ELKINS and wife, WILMA J. ELKINS, and other good and valuable considerations, receipt of which is hereby acknowledged; including the assumption of a Deed of Trust of record in Book 4654, Page 605, said Register's Office, in favor of Security Federal Savings & Loan Association (see instrument for complete terms and conditions);

We, JAMES E. WILSON and wife, KAROL WILSON,

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

OSCAR T. ELKINS and wife, WILMA J. ELKINS, their

(successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in the 14th Civil District of Davidson County, Tennessee, and the Second Civil District of Cheatham County, Tennessee, and described as Tract 6, according to a survey by G. Barry Greer & Associates, dated January 12, 1972, revised February 3, 1972, as follows:

BEGINNING at a point on the northerly side of Higdon Road at its intersection with the common boundary line between tracts 5 and 6, and running thence along said common boundary, N. 06 deg. 55' W, 594.7 feet to a point; thence along the southerly boundary of tract I, S. 48 deg. 35' W. 193.0 feet; and North 69 deg. 00' W. 174.2 feet; thence south 11 deg. 29' W. 215.0 feet to a point; thence S. 35 deg. 40' E. 531.0 feet to a point on said northerly side of Higdon Road; thence along said northerly side of Higdon Road; thence along said northerly side N. 49 deg. 16' E. 145.0 feet to the point of beginning, containing 3.7 acres, more or less.

Being the same property conveyed to James E. Wilson and wife, Karol Wilson, by deed from Joe Swafford and James M. Gunter, of record in Book 4647, Page 519, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 45,700.00

Subscribed and sworn to before me, this the 4th day of August 19 77

Affiant Oscar T. Elkins

My commission expires: 1-31-81. (Affix Seal)

Notary Public Grace O. Watson

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

This is unimproved ( ) improved (X) property, known as 5908 Higdon Road, Joelton, Tennessee 37080.
(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
OSCAR T. ELKINS and wife, WILMA J. ELKINS, their
(successors), 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*
OSCAR T. ELKINS and wife, WILMA J. ELKINS, their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 4th *day of* August, 19 77, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Karol Wilson
KAROL WILSON

James E. Wilson
JAMES E. WILSON

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, undersigned, *a Notary Public in and for said County and State,* James E. Wilson and wife, Karol Wilson,

*the within named bargainor*s, *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* 4th *day of* August, *19* 77

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public

Commission expires 1-31-81.

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 corporction by* .....*self as* .....

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

Notary Public

Commission expires .....

WARRANTY DEED

FROM

JAMES E. WILSON, ET UX,

TO

OSCAR T. ELKINS, ET UX,

F I 8961

IDENTIF. REFERENCE

AUG 8 11 27 AM '77

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

AUG-87	CONV	45,700.00			
AUG-87	S'TAX		B*	118.82	
AUG-87	PR'FEE		B*	.50	
AUG-87	W'DEED		B*	4.00	* 123.32