This deed prepared by:
Leon Ruben, Attorney
325 Plus Park Blvd.
Nashville, Tennessee 37217

Information furnished by Seller

Mail-1

BOOK 5191 PAGE 627

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Robert Oliver Wilcoxson, et ux (NAME)	Security Federal Savings Loan (NAME)	& mp
260 ~~East~~ Timmons Street (STREET ADDRESS OR ROUTE NUMBER)	4235 Hillsboro Road (STREET ADDRESS)	119-14
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37215 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------$10----------

----------Ten and no/100----------*Dollars,*
Cash in hand paid and other good and valuable considerations receipt of which is hereby acknowledged, including the assumption of balance due on a note secured by deed of trust of record in Book 4950, page 271, Register's Office for Davidson County, Tennessee, dated September 9, 1975, executed by Don M. Little and wife Peggy J. Little, to secure Security Federal Savings & Loan Association, on a note in the original amount of $20,700.00, payable as therein specified, Everett A. Covington, Jr., Trustee.

We, Don Milton Little and wife Peggy Frey Little

have this day bargained and sold, and do hereby transfer and convey unto the said Robert Oliver Wilcoxson and wife Rebecca Sue Wilcoxson

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

Being Lot No. 2 of Block "D" on the Plan of Woodbine Courts, Section No. 2, not of record, described according to a survey made by Blanchard and Parrish, Engineers, as follows:

Beginning in the northerly margin of East Timmons Avenue at a point 251.1 feet east of the northeasterly intersection of Simmons Avenue and East Timmons Avenue, Being the common corner of Lots Nos. 1 and 2 thence with the easterly line of Lot No. 1 a distance of 156.5 feet in a northerly direction, to the common corner of Lots Nos. 1, 28, and 29; thence easterly with the south line of Lot No. 28, a distance of 75 feet to the common corner of Lots Nos. 28, 27 and 3: thence southerly with the west line of Lot No. 3, a distance of 156.5 feet to the northerly margin of East Timmons Avenue: thence westerly with said margin a distance of 75 feet to the point of beginning.

Being the same property conveyed to Don M. Little and wife Peggy Frey Little by deed from Joseph A. Shaia and wife Angela M. Shaia of record in Book 4933, page 626, Register's Office for Davidson County, Tennessee. (the said Peggy Frey Little and Peggy J. Little are one and the same.)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 25,900.00

Subscribed and sworn to before me, this the 30th day of August 19 77

Affiant Robert Wilcoxson

My commission expires: 2/3/79 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 260 East Timmons Street, Nashville, Tennessee
(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 Robert Oliver Wilcoxson and wife Rebecca Sue Wilcoxson

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.* except deed of trust assumed above.

We *further covenant and bind* ourselves and our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Robert Oliver Wilcoxson and wife Rebecca Sue Wilcoxson their *(~~successors~~) heirs and assigns, against the lawful claims of all persons.*

Witness our hand s this 30th 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.*

Don Milton Little
Don Milton Little
By: Wesley L. Kinser, III, Attorney in fact

Peggy Frey Little
Peggy Frey Little
By: Wesley L. Kinser, III
Attorney in fact

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ..., *a Notary Public in and for said County and State,* .....

..... *the within named 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 ..... *Tennessee, this* .....*day of* ....., *19*....

.....*Notary Public*

Commission expires .....

SEP-17 CONV 25,900.00
SEP-17 S'TAX B* 67.34
SEP-17 PR'FEE B* .50
SEP-17 W'DEED B* 4.00 * 71.84

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 .....

POWER OF ATTORNEY ACKNOWLEDGEMENT

STATE OF TENNESSEE:

COUNTY OF DAVIDSON:

On this 30th day of August, 1977, before me personally appeared Wesley L. Kinser, III to known to be the person who executed the foregoing instrument in behalf of Don Milton Little and wife Peggy Frey Little and acknowledge that he executed the same as the free act and deed of the said Don Milton Little and wife Peggy Frey Little.

Witness my hand and official seal at Nashville, Tennessee on this the 30th day of August, 1977.

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

Commission Expires:

2/3/79

WARRANTY DEED

FROM Don Milton Little, et ux

TO Robert Oliver Wilcoxson, et ux

E 23542

IDENTIF. REFERENCE

SEP 1 8 37 AM '77

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

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