Prepared by: King & Ballow
24th Floor
First American Center
Nashville, TN 37238

BOOK 5213 PAGE 951

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Phillip C. Wilson	Same	174-812
(NAME) 312B Garden View Court	(NAME)	5D23500
(STREET ADDRESS OR ROUTE NUMBER) Antioch, Tn 37013	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

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

Ten and No/100----------($10.00)---------- *Dollars,*
cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged,

We, W. K. Gardner and wife, Pattygale G. Gardner,

have this day bargained and sold, and do hereby transfer and convey unto the said
Phillip C. Wilson, his

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

Located in the Fifth Civil District of Davidson County, Tennessee, being parcel 8.2 on tax map 174 in the Tax Assessor's Office for Davidson County, Tennessee.

Beginning at a fence post on the westerly margin of Pettus Road, said fence post being the northeast corner of the tract herein conveyed and the southeast corner of property conveyed to James Burton Brown and wife, Betty J. Brown, of record in Book 4542, Page 327, Register's Office for Davidson County, Tennessee; thence with the westerly margin of Pettus Road south 27° 43' 38" east 257.53 feet to a point; thence with a curve to the right, radius 963.72 feet, 290.29 feet to a fence post; thence with a fence north 87° 36' 25" west 374.59 feet to a fence post corner; thence with a fence north 6° 49' 58" east 477.93 feet to a fence post corner; thence with a fence north 89° 00' 53" west 96.26 feet to a point; thence north 12° 03' 30" west 15.00 feet to a fence post corner; thence with a fence south 88° 30' 19" east 202.41 feet to the point of beginning, containing 2.89 acres, more or less.

Being a part of the same property conveyed to W. K. Gardner and wife, Pattygale G. Gardner, by deed from Carroll Maxwell and Addelee Maxwell Yates of record in Book 4904, Page 320, Register's Office for Davidson County, TN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 9,000.00

Subscribed and sworn to before me, this the 25 day of September 1977

Affiant Phillip C. Wilson

My commission expires: 5-27-79 (Affix Seal)

Notary Public

This is unimproved (X) improved ( ) property, known as Petus Road, Antioch, 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
Phillip C. Wilson, his
(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* Grantee, his
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 25th day of September, 1977, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

W. K. Gardner

Pattygale G. Gardner

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ... *a Notary Public in and for said County and State,* W. K. Gardner and wife, Pattygale G. Gardner .....

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* 25 *day of* October, *19* 77.

Commission expires 5-27-79

Notary Public

FRANK S. KING, JR. 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 .....

WARRANTY DEED

FROM

W. K. Gardner, et ux

TO

Phillip C. Wilson

OCT25'77	CONV	*9,000.00			
OCT25'77	S'TAX		B*	23.40	
OCT25'77	PR'FEE		B*	.50	
OCT25'77	W'DEED		B*	4.00	* 27.90

E 32947

IDENTIF. REFERENCE

OCT 25 3 34 PM '77

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

Phone 255-4631
NASHVILLE, TENNESSEE 37238