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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 23,500.00

Charles S. Foster
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF May 19 78.

Marie B. Cumming
Notary Public

MY COMMISSION EXPIRES: 6 Feb 1982
(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY
John G. Doak, Attorney - 2525 Lebanon Road, Nashville, Tennessee 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles S. Foster (NAME)	Same (NAME)	2DA16900
1210 Currey Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Map 120
Nashville, TN 37214 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	par 78

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Spencer Eakin, III, and wife, Edith C. Eakin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles S. Foster, unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 2 in the Subdivision of Lot No. 4 on the Map of Ensley Lands, as of record in Plan Book 2, page 70, Chancery Court at Nashville, described according to a survey made by Z.J. Wilkinson, Surveyor, May 2, 1946, as follows:

BEGINNING on the northerly margin of Currey Road, 159.5 feet easterly from the southwest corner of the original Lot No. 4; said beginning point is also the southeast corner of Lot No. 1 conveyed to H. C. Ellis and wife, by deed from Edward J. Moran, Jr., and wife, of record in Book 1404, page 353, Register's Office for said County, thence with the northerly margin of said Currey Road, eastwardly 150 feet to the southwest corner of Lot No. 3 on said plan; thence with the line between said Lots Nos. 2 and 3, North 1° 45' West 577 feet to a point thence North 86° 10' West 150 feet to the northeast corner of said Lot No. 1; thence with the line between said Lots Nos. 1 and 2, South 1° 45' East 580 feet to the beginning.

BEING the same property conveyed to Spencer Eakin, III and wife, Edith C. Eakin by deed from Harold S. Brooks and wife, Artie G. Brooks of record in Book 3338, page 39, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1210 Currey Road, Nashville, Tennessee 37214
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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, unless otherwise herein set out; 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 10th day of May, 19 78

SPENCER EAKIN, III: X Spencer Eakin III

EDITH C. EAKIN: X Edith C. Eakin

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Spencer Eakin, III and wife Edith C. Eakin

the 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 10th day of May 1978

Commission expires 6 Feb. 1982

Marie B. Cummings
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
SPENCER EAKIN, III ET UX

TO
EDITH C. EAKIN

TO
CHARLES S. FOSTER

E 6.5 2 5.5

IDENTIF. REFERENCE

MAY 15 9 47 AM '78

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY 15 78	CONV	23,500.00			
MAY 15 78	S'TAX		B*	61.10	
MAY 15 78	PR'FEE		B*	.50	
MAY 15 78	W'DEED		B*	4.00	* 65.60