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

BOOK 5289 PAGE 979

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 27,200.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF May, 1978.

Notary Public

MY COMMISSION EXPIRES: 9-27-81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILLIAM D. CASTLEMAN, 807 American Trust Building, Nashville, Tennessee 37201
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| James H. Akins (NAME) | Same (NAME) | 46-6 |
| Bull Run Road (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | 13 D 42000 |
| Nashville, Tennessee (CITY) (STATE) (P. O. ZIP) | (CITY) (STATE) (ZIP) | |

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~~ I, George Henderson, Trustee

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES H. AKINS ET UX DOROTHY M. AKINS

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:

A TRACT of land in the 13th Civil District of Davidson County, Tennessee, and being Tract No. 2 according to a survey by Hickerson and Hickerson, Engineers, as revised June 17, 1961, and more particularly described as follows:

BEGINNING at a point in the center of Bull Run Road, common corner to the Stanford Property in Tract No. 1; thence following the center of Bull Run Road, North 52°, 06' E 187 feet to the common corner of Tract No. 2 and Tract No. 2A; thence with the line between Tract 2 and 2A North 33° 00' W 875 feet to an iron pin; thence, N 52° 06' E 200 feet to a stake; thence, North 16° 30' W 1010 feet to a white oak tree; thence, south 35° W 478.5 feet to an old chestnut oak stump; thence, south 7° 00' W 437.3 feet to a black oak tree; thence following an old established wire fence south 16° 30' E 671.6 feet to a white oak tree; thence, south 33° 00' E 104 feet to a stake, the same being the northwest corner of Tract No. 1; thence, north 70° 45' E 359 feet to a stake; thence south 19° 15' E 232 feet to a point; thence north 75° 97' E 83.4 feet to a point; thence south 20° 56' E 141 feet to a point; thence south 16° 18' E 135 feet to an iron pin; thence south 33° E 20 feet to a spike in the center of Bull Run Road to the point of beginning, and containing 15.6 acres.

BEING the same property conveyed to George Henderson, Trustee by deed from Carol S. Williams Madison, a widow of record in Book 5053, page 822, said Register's Office.

GRANTEES herein agree to assume and pay the unpaid balance of a note secured by a Deed of Trust of record in Book 4440, page 292, Register's Office, Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as Bull Run Road (House Number) (Street) Nashville (P. O. Address) (City or Town) Tennessee (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 my hand this 23rd day of May, 19 78

George Henderson, Trustee

GEORGE HENDERSON, TRUSTEE

STATE OF TENNESSEE
Davidson County

BOOK 5289 PAGE 980

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named George Henderson, Trustee

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 23rd day of May, 1978

Commission expires 9-27-81

Janice A. Bigg
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 (their several oaths) (his oath) (themselves) (himself) acknowledged to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (they) (he) 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
GEORGE HENDERSON, TRUSTEE

TO
JAMES H. AKINS ET UX
DOROTHY M. AKINS

E 67346

IDENTIF. REFERENCE

MAY 25 11 36 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

Please file box # 9

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

| | | | | |
|---|---|---|---|---|
| MAY 25 78 | CONV | 27,200.00 | | |
| MAY 25 78 S TAX | | | B* | 70.72 |
| MAY 25 78 PR FEE | | | B* | .50 |
| MAY 25 78 | W DEED | | B* | 4.00 |
| | | | | * 75.22 |