Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 52,808.49

William R. Jernigan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 21ST DAY OF JUNE, 1978.

Notary Public

MY COMMISSION EXPIRES: 2/21/82

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
THOMPSON & CRAWFORD, ATTORNEYS, 15th FLOOR, 1st AMERICAN BLDG., NASHVILLE, TN 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William Ray Jernigan (NAME)	Bowest Corporation (NAME)	8D-54478
2941 Edge Moor (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 3532 (STREET ADDRESS)	150-5
Nashville, TN 37217 (CITY) (STATE) (P. O. ZIP)	Orlando, FL 32802 (CITY) (STATE) (ZIP)	223

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 Dudley D. Rose and wife Stephanine F. Rose

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William Ray Jernigan and wife Kathy H. Jernigan

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. 689 on the Plan of Edge-O-Lake Estates, Section XVII, as of record in Book 4460, page 44, Register's Office for Davidson County, Tennessee, to which plan reference is made for metes and bounds description.

Being the same property conveyed to Dudley D. Rose and wife, Stephanine F. Rose, by deed from Edward L. Capps and wife, Georgia F. Capps of record in Book 5139, page 325, sad Register's Office.

This conveyance is subject to:

1. 1978 taxes to be prorated and assumed.
2. Restrictive covenants contained in an instrument dated November 1, 1971 and filed for record in The Register's Office of said County November 1, 1971, and recorded in Book 4549, page 802
3. The Plan of record in Book 4460, page 44, said Register's Office, shows an Owner's Certificate, a 30 foot minimum setback line from Edge-Moor Drive and a 10 foot easement for public utility and drainage purposes along the rear northerly line of said lot, and a 15 foot minimum building setback from Galesburg Drive. And a 2.5 x 25 foot utility anchor easement located on the northwesterly corner of said lot.
4. The agreement by Grantees to assume the present indebtedness, on a promissory note in the original amount of $46,700.00, which is secured by a Deed of Trust of record in Book 5147, page 501, Office for Davidson County, Tennessee. Said Deed of Trust being

(CONTINUED)

unimproved ( )
This is improved (XX) property, known as 2941 Edge Moor (House Number) (Street) Nashville, TN 37217 (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 hands this 21ST day of JUNE, 19 78

Dudley D. Rose Dudley D. Rose

Stephanine F. Rose Stephanine F. Rose

BOOK 5302 PAGE 320

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dudley D. Rose and wife Stephanine F. Rose

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 21ST day of JUNE, 19 78.

Commission expires 2-21-79

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) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (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 commis ion expires _____

Notary Public

File Box 11

WARRANTY DEED

FROM
Dudley D. Rose

TO
William Ray Jernigan

E 72766

IDENTIFICATION REFERENCE

JUN 23 8 33 AM '78

FELIX A. ... REGISTER
DAVIDSON CO. TENN.

THOMPSON & CRAWFORD
ATTORNEYS AT LAW
15th FLOOR, FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37238

assigned to Central Federal Savings & Loan Association of Nassau County, recorded in Book 5226, page 383 Register's Office for said County.

JUN23 78	CONV	52,808.49			
JUN23 78 S'TAX			B*	137.28	
JUN23 78 PR'FEE			B*	.50	
JUN23 78	W'DEED		B*	4.00	* 141.78