This instrument was prepared by B. J. Boyd, Atty., Ashland City, Tennessee

WARRANTY DEED

BOOK 5306 PAGE 170

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jimmy E. Allen (NAME)	Same (NAME)	Map 28
R. 2, Cagle Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Pars. 39 and 40
Ashland City, Tenn. 37015 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

Mail

For and in Consideration of the sum of Twenty Seven Hundred Fifty and No/100 ($2750.00) *DOLLARS*

cash, paid by Jimmy E. Allen, the receipt of which is hereby acknowledged,

we, Johnny M. Biggs and wife, Brenda Faye Biggs,

have bargained and sold, and by these presents do transfer and convey unto the said Jimmy E. Allen and his

heirs and assigns, a certain tract or parcel of land in Davidson *County, State of Tennessee, described as follows, to-wit:*

Located in the 14th. District of said County.

TRACT NO. 1: Beginning in the center of Ridge Road, S. 76° E. 157 feet, and N. 67° E. 53 feet from the westerly margin of Demonbreun Road; thence southwardly and parallel with said road, 125 feet to a stake; Eastwardly 190 feet; thence northwardly 125 feet to a point in the center of Ridge Road; thence with center of said road, N. 89° W. 78 feet and S. 67° W. 112 feet to the beginning.

TRACT 2: Beginning ata point in the E. line of Laysel Biggs' one acre tract, and S. W. corner of a 1/2 acre tract now owned by Guy Biggs; thence with Laysel Biggs' E. line, 85 feet; thence in an easterly direction and running parallel with the Ridge Road, 210 feet to a stake in a field; thence Northerly and running parallel with the Laysel Biggs' E. line, 210 feet to a stake in the center of Ridge Road; thence with the center of Ridge Road in a westerly direction 20 feet to an iron pin in center of said Ridge Road, Guy Biggs' present N. E. corner; thence with Guy Biggs' E. line in a southerly direction 125 feet to a stake, Guy Biggs' S. E. corner; thence with Guy Biggs' S. line in a westerly direction 190 feet to the beginning, containing 1/2 acre, more or less.

And being the same two tracts of land conveyed to Johnny M. Biggs and wife, Brenda Faye Biggs, by deed from Guy Biggs and wife, Charlene Biggs, of record in Book 4778, Page 693, Register's Office for Davidson County, Te

STATE OF TENNESSEE
COUNTY OF DAVIDSON Cheatham

The actual consideration or value whichever is greater, for this transfer is $ 2750.00

Subscribed and sworn to before me, this the 21st. day of January, 19 78

Jimmy E. Allen
Affiant

My commission expires: Jan. 21 1979
(Affix Seal)

Rebecca Stewart
Notary Public

unimproved ( )
This is improved ( ) property, known as ..... (House Number) ..... (Street) ..... P. O. Address: ..... (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Jimmy E. Allen and his ..... *heirs and assigns, forever.*

And we *do covenant with the said* Jimmy E. Allen ..... *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.* except taxes for 1978, payment of which is assumed by the purchaser.

And we, Johnny M. Biggs and wife, Brenda Faye Biggs, *do further covenant and bind* ourselves and our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Jimmy E. Allen and his ..... *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 21st. *day of* January, *19*78, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Johnny M. Biggs

Brenda F. Biggs

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ CHEATHAM

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Johnny M. Biggs and wife, Brenda Faye Biggs,

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 Ashland City, Tennessee, this 21st. day of January, 19 78.

Rebecca Stewart, Notary Public.

Commission Expires Jan. 21, 1979.

STATE OF .....
COUNTY OF .....

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named .....

the 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 ....., this ..... day of ....., 19.....

....., Notary Public.

Commission Expires .....

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

JOHNNY M. BIGGS AND WIFE,

BRENDA FAYE BIGGS

TO

JIMMY E. ALLEN

E 7 4 4 1 0.

IDENTIF. REFERENCE

JUN 30 3 41 PM '78

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TENN.

Mail C. E. Allen Rt
5314 Golden Dr

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Deadrick Street
Phone 255-4631
NASHVILLE, TENNESSEE 37208

JUN30 78	CONV	*2,750.00			
JUN30 78 S'TAX			B*	7.02	
JUN30 78 PR'FEE			B*	.50	
JUN30 78	W'DEED		B*	8.00	* 15.52