BOOK 5326 PAGE 101

Form No. WD-1

THIS INSTRUMENT PREPARED BY
AND MAIL TO
A. HARRISON JOHNSON, JR., ATTY.
12th FLOOR
FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37238

STATE OF TENNESSEE
COUNTY OF Davidson

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

27,350.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10TH DAY OF AUGUST, 1978

Notary Public

MY COMMISSION EXPIRES: June 10, 1982

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Martin B. Patterson, Jr. (NAME)	Dobson and Johnson, Inc. (NAME)	MAP 119-10
2813 Druid Drive (STREET ADDRESS OR ROUTE NUMBER)	One Commerce Place, Suite 1600 (STREET ADDRESS)	PARCEL 85
Nashville, Tennessee 37211 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37239 (CITY) (STATE) (ZIP)	6DA-47240

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 Earl P. Horn and Annie Mai Horn Biffle

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Martin B. Patterson, Jr. and wife Phyllis Fay Patterson

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. 66 on the Plan of Hidden Acres, as of record in Book 1130, page 89, Register's Office for said County, Described as follows:

BEGINNING on the southwesterly margin of Druid Drive at the corner of lots Nos. 66 and 67; thence with the line between said two lots southwestwardly 248 feet thence westwardly 78 feet; thence north 2 degrees 55 minutes east 197 feet to the line between lot Nos. 65 and 66; thence with the line between said two lots southeastwardly 52 feet, continuing with the line between said two lots northeastwardly 133 feet to the southwestly margin of Druid Drive; thence with said Drive southeastwardly around a curve 73 feet to the beginning.

BEING the same property conveyed to Effie Page Horn by deed from Frank C. Williams and wife, Annie Baker Williams, of record in Book 3884, page 229, Register's Office for Davidsor County, Tennessee; said property now being vested in Earl P. Horn and Annie Mai Horn Biffle, as devisees under the will of Effie Page Horn, deceased, of record in Will Book 123, page 419, Probate Court Clerk's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing restrictions and easements of record.

I, Mrs. Earl (Hazel) Horn, wife of Earl P. Horn, hereby join in this conveyance for the express purpose of releasing, relinquishing and conveying any interest I may have in the said property.

This is improved (XX) unimproved ( ) property, known as 2813 Druid Drive (House Number) (Street) Nashville, Tennessee 37211 (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 AUGUST, 1978

Earl P. Horn

Mrs Earl Hazel Horn

Annie Mai Horn Biffle

Annie Mai Horn Biffle

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STATE OF TENNESSEE
County of Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Earl P. Horn and Annie Mai Horn Biffle

the bargainors, 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 AUGUST 19 78

Commission expires Jan 14, 1982

James D. Webb Jr.
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 commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
Earl P. Horn

Annie Mai Horn Biffle
TO
Martin B. Patterson, Jr.
Phyllis Fay Patterson

E 83290

IDENTIF. REFERENCE

AUG 17 8 48 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

AUG 17 78	CONV	27,350.00			
AUG 17 78	S'TAX		B*	70.98	
AUG 17 78	PR'FEE		B*	.50	
AUG 17 78	W'DEED		B*	4.00	* 75.48

DOBSON & JOHNSON, INC.
Mortgage Bankers
311 Plus Park Blvd.
Nashville, Tennessee 37217