THIS INSTRUMENT PREPARED BY
THOMPSON and CRAWFORD
FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37238

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 5,621.65

Affiant

Subscribed and sworn to before me, this the 27 day of December 1978.

Notary Public

My commission expires: July 11, 1982

F.0 8 7- 1: 4.

IDENTIF. REFERENCE

JAN 9 3 00 PM '79

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

SPECIAL MASTER'S WARRANTY DEED

Address new owner(s) as follows
JAMES P. GUENTHER, et ux
Poplar Creek Road
Nashville, Tennessee

Map & Parcel No.
To be assigned EC

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, I, GEORGE V. CRAWFORD, JR., Special Master with power to convey the below described real estate by Order of the Chancery Court for Davidson County, Tennessee, dated October 25, 1978 (#77-1828-II) and of record in Minute Book 6, page 553, Clerk and Master's Office for Davidson County, Tennessee, hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto JAMES P. GUENTHER and wife, PATRICIA BURRESS GUENTHER 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:

TRACT C attached hereto as Schedule A

This is unimproved property, known as _____

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. Whenever 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 18th day of December, 19 78.

George V. Crawford, Jr., Special Master

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me Robert A. Zika, a Notary Public in and for said County and State, the within named George V. Crawford, Jr., Special Masters the bargainor, with whom I am personally acquainted, and who acknowledged that he, as Special Masters executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 18th day of December, 19 78.

Robert A. Zika
Notary Public

My commission expires: July 18, 1982.

SPECIAL MASTER'S WARRANTY DEED

FROM

TO

Thompson, Crawford & Rodgers
Attorneys at Law
14th Floor, First American Center
Nashville, Tennessee 37238

SCHEDULE A

TRACT C: Land in the 9th Civil District of Davidson County, Tennessee, described more particularly as follows:

Being a five acre tract in the northwest corner of the Abe Demoss Sawyer tract (Map 154, parcel 24), which five acre tract fronts Poplar Creek Road from the northwest corner of the Patricia Burress Guenther tract (Map 154, parcel 25) for 380 feet in a westerly direction along Poplar Creek Road. The westerly boundary of said five acre tract runs parallel to the common boundary of said five acre tract and the Patricia Burress Guenther tract and the southerly boundary runs parallel to Poplar Creek Road, such that the total area of the tract equals 5 acres.

Being part of the same property conveyed to Abe Demoss Sawyer for life, remainder in fee to his heirs, by deed from Priscilla E. Russell, of record in Book 1140, page 418, Register's Office for Davidson County, Tennessee, the said Abe Demoss Sawyer having since died intestate, Docket #64609, Probate Court Clerk's Office for Davidson County, Tennessee.

This property is subject to any and all restrictions and easements of record and to an accurate survey being prepared on the above description and on the overall tract described in the deed conveying said property to the decedant.

This conveyance is subject to the following exceptions:

1. The Special Master warrants title only to such title which passes by and through him and no further or otherwise.

JAN-9[illegible]	CONV	*5,621.65			
JAN-9[illegible]	S'TAX		B*	14.56	
JAN-9[illegible]	PR'FEE		B*	.50	
JAN-9[illegible]	W'DEED		B*	6.00	* 21.06