This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

(2)

BOOK 5445 PAGE 589

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Oliver W. Markland and wife, Phebe M. Markland	Security Federal Savings & Loan Assoc.	142-11-57
(NAME) 5047 Parkhurst Dr	(NAME) P. O. Box 15917	
(STREET ADDRESS OR ROUTE NUMBER) Baton Rogue LA. 70816	(STREET ADDRESS) Nashville, Tennessee 37215	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------
----------($10.00)---------- *Dollars,*

cash in hand paid by Oliver W. Markland and wife, Phebe M. Markland and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged, and for a further consideration the said Oliver W. Markland and wife, Phebe M. Markland have assumed and agree to pay the unpaid balance of an original indebtedness in the amount of $34,000.00, secured by deed of trust of record in Book 5067, page 127, Register's Office for Davidson County, Tennessee,

We, Ann Lane Pogue and husband, Jerry Pogue

have this day bargained and sold, and do hereby transfer and convey unto the said Oliver W. Markland and wife, Phebe M. Markland

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 18 on the Plan of Valley West, Section 5, as of record in Book 4175, page 64, Register's Office for Davidson County, Tennessee.
Said Lot No. 18 fronts 85.0 feet on the westerly margin of Hicks Road and runs back between lines 208.64 feet on the northerly side and 207.75 feet on the southerly side to a line in the rear of 93.42 feet.

Being the same property conveyed to Ann Lane Pogue by deed from M. J. Williams and wife, Nellie J. Williams of record in Book 5160, page 836, said Register's Office.

This conveyance is subject to an easement for public utilities, anchor easements, building setback lines and conditions of Owner's Certificate of record in Book 4175, page 64, Register's Office for said County.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 59,500.00

Subscribed and sworn to before me, this the ____ day of June 19 79

Affiant

My commission expires: Mar 17 1980 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 213 & 215 Hicks Road, Nashville, Tennessee 37221
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for 1979 taxes which are assumed by the purchasers.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

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 our hands this 1st *day of* June, 1979, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Ann Lane Pogue

Ann Lane Pogue

Jerry Pogue

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Robert Loftis, *a Notary Public in and for said County and State,* Ann Lane Pogue and husband, Jerry Pogue

*the within named 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* 1st *day of* June, *19*77.

Robert M. Loftis *Notary Public*

Commission expires May 1 1980

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 .....

7362 06/05 159.20- CHECK

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
FIRST AMERICAN C[illegible] 23658
NASHVILLE, TENN. [illegible]

WARRANTY DEED

FROM	TO
Ann Lane Pogue and husband, Jerry Pogue	Oliver W. Markland and wife, Phebe M. Markland

F-32939

IDENTIF. REFERENCE

JUN 5 3 31 PM '78

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5445 PAGE 591

FOR

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			59500.00- CO	
			154.70 CO TX	
			.50 PRFEE	
			4.00 WDEED	
			CHECK	159.20-
7362A06/05/79			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-32939

IDENTIF. REFERENCE

JUN 5 3 31 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 688360