STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICH EVER IS GREATER, FOR THIS TRANSFER IS $ 32,500.00

Donna Faye Keel
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF June, 19 79.

Notary Public

MY COMMISSION EXPIRES: 10-24-81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Larry L. Westbrook, Attorney, P. O. Box 15324, Nashville, Tennessee 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donna Faye Keel (NAME)	Security Federal Savings & Loan (NAME)	13D-49170
(STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 15917 (STREET ADDRESS)	56-17
(CITY) (STATE) (P. O. ZIP)	Nashville, TN 37215 (CITY) (STATE) (ZIP)	

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, Clarence E. Fagan, Sr. and wife, Annie Seay Fagan

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donna Faye Keel

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 the 13th, formerly the 25th Civil District of said County, described according to a survey made by J. P. Gallaher, Surveyor, December 21, 1949, as follows:

FIRST TRACT: BEGINNING at a stake on the westerly margin of Old Hickory Boulevard 991 feet south of the northeast corner of the original tract containing 74 acres, more or less, being the property conveyed to James Orinn Simpkins and wife, by deed from Loula Holt, et al, of record in Book 796, page 279, Register's Office for said County; thence north 73 degrees west 9-9/25 poles to a stake in an old fence row; thence south 21-1/4 degrees west 25-1/25 poles to a stake in C. H. Holman's line; thence with Holman's line north 83-1/2 degrees east 12-13/25 poles to a stake in the westerly margin of Old Hickory Boulevard; thence with said Boulevard, north 17 degrees east 20-4/5 poles to the beginning, containing 1-1/3 acres, more or less.

SECOND TRACT: BEGINNING at a stake in C.H. Holman's line, 12-13/25 poles west of the westerly margin of Old Hickory Boulevard, being the southwest corner of Tract No. 1 on said survey; thence with the line between said Tracts Nos. 1 and 2, north 21-1/4 degrees east 15-3/5 poles to a point; thence south 84-1/2 degrees west 19 poles; thence north 88 degrees west 19-2/5 poles; thence south 11-1/2 degrees east 15-2/25 poles to a point in the northerly margin of Back Creek Road; thence with said Road, north 78-1/2 degrees east 15-22/25 poles; thence south 88-1/2 degrees east 10-21/25 poles to the beginning, containing 2 acres, more or less.

INCLUDED in the above but expressly excluded from the above description is the following property;

Land in the 13th, formerly the 25th, Civil District of Davidson County, Tennessee, described as follows:
BEGINNING on the northerly margin of Back Creek Road at the southwest corner of the second tract in deed from James Orinn Simpkins to Clarence E. Fagan, Sr. and wife, of record in Book 1786, page 35, Reigster's Office for said County; thence with the northerly margin of said road, North 78-1/2 degrees east 100 feet; thence northwardly 222 feet to the northerly line of said second tract hereinbefore mentioned; thence with said line north 88 degrees west 104 feet to the easterly line of said Simpkins' land; thence with said line south 11-1/2 degrees east 248.8 feet to the beginning.

Being the same property conveyed to Clarence E. Fagan, Sr. and wife, Annie Seay Fagan, by deed from James Orinn Simpkins of record in Book 1786, page 357, and in Book 4273, page 953, Register's Office for said County.

This is unimproved ( ) improved (X) property, known as Rt. #3 Old Hickory Blvd. Nashville, TN
(House Number) (Street) (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 26th day of June, 19 79

X Clarence E. Fagan

X Annie Seay Fagan

STATE OF TENNESSEE
Davidson County

BOOK 5362 PAGE 168

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Clarence E. Fagan, Sr. and wife, Annie Soay Fagan

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 26th day of June 19 79

Commission expires 10-24-81

Bobbie S. Kendall
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 (his oath / their several oaths) acknowledged (himself / themselves) to be the

and respectively of the

the within named bargainor, a corporation, and that (he / they) 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

Clarence E. Fagan, Sr., et ux

TO

Donna Faye Keel

F 38954

IDENTIF. REFERENCE

JUL 10 8 26 AM '79

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

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37208

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5462 PAGE 169

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

[illegible] CO
[illegible] CO TA
.50 PAFE
6.00 [illegible] D
CHECK 91.0[illegible]
[illegible] TAL .5

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-38954

IDENTIFICATION REFERENCE

JUL 10 8 26 AM '75

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

No. 695806