This instrument prepared by: Homer R. Ayers, Attorney, 223 Madison Street, Madison, Tennessee 37115

651 10/24 102.70- CHECK

BOOK 5518 PAGE 683

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
KENNETH ALVIN ERICKSON, ET UX	LOMAS & NETTLETON COMPANY	Map 52-16
(NAME)	(NAME)	
809 Coggin Pass	Post Office Box 964	Parcel 12
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, TN 37115	Virginia Beach, VA 23451	11 D 79650
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------TEN AND 00/100----------
----------($10.00)---------- Dollars,
cash in hand paid, and other good and valuable considerations, receipt of which is hereby acknowledged,

LEMAN DAVID CLARK, JR., AND WIFE, TAWNIE J. CLARK, hereinafter referred to as Grantors,

have this day bargained and sold, and do hereby transfer and convey unto the said KENNETH ALVIN ERICKSON AND WIFE, REBECCA ANN ERICKSON, hereinafter referred to as Grantees, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 50 on the Plan of Marlin Meadows, Section 2, as of record in Book 1835, page 127, Register's Office for Davidson County, Tennessee, described as follows: BEGINNING at a point on the southeasterly margin of Coggin Pass, at the common corner of Lots 49 and 50; thence with the line between said lots southeasterly 147.16 feet to a corner of Lot 46; thence with the line between Lots 46 and 50, southerly 31.2 feet to a corner of Lot 45; thence with the line between Lots 45 and 50, southwesterly 142.4 feet to the northeasterly margin of Berwick Trail; thence with the margin of the same northwesterly 114.3 feet to the beginning of a curve; thence along said curve, northerly 34.66 feet to a point on the easterly margin of Coggin Pass; thence with the margin of the same, northeasterly 121.3 feet to the beginning.

Being the same property conveyed to Leman David Clark, Jr., and wife, Tawnie J. Clark, by deed from Ben M. Hawkins, Jr., and wife, Martha Ann Hawkins, of record in Book 5079, page 680, Register's Office for Davidson County, Tennessee.

F. WADDEY NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 37,000.00

Subscribed and sworn to before me, this the 18th day of October, 19 79

Affiant Kenneth Alvin Erickson

My commission expires: 3/15/81 (Affix Seal)

Notary Public Craig F. Waddey

This is improved ( ) unimproved ( ) property, known as 809 Coggin Pass, Madison, TN 37115 (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest 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.

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.

Witness our hand s this 18th day of October, 19 79 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Tawnie J. Clark

Leman David Clark, Jr.

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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,* LEMAN DAVID CLARK, JR., ~~AMXXMXXXXXXXAMNXXXXXXXXXXARK~~ ~~XXMXXX~~ *the within named bargainor...S, with whom I am personally acquainted, and who acknowledged that* ~~xhexx~~ he *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Madison *Tennessee, this* 18th *day of* October, *19* 79.

Notary Public

Commission expires 3/15/81

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.....

STATE OF CALIFORNIA:
COUNTY OF San Bernardino :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, TAWNIE J. CLARK, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office in Redlands, California, this the 20th day of October, 1979.

NOTARY PUBLIC

My Commission Expires: 11-22-80

AFFIX SEAL

C. Jeanette DeShazer
NOTARY PUBLIC
SAN BERNARDINO COUNTY
CALIFORNIA
My Commission Expires November 22, 1980

WARRANTY DEED

FROM

TO

F. 59307

IDENTIF. REFERENCE

OCT 24 9 11 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Commonwealth Title Agency
of Nashville, Inc.
Suite 106 Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5518 PAGE 685

FOR

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

37000.00- CO
96.20 CO TX
.50 PRFEE
6.00 WDEED
CHECK 102.70-
065|A|10/24/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 59307

T
IDENTIF. REFERENCE

OCT 24 9 11 AM '79

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 720683