This instrument was prepared by:
HUNTER SHORT, Attorney
1400 American Trust Building
Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL
Eva Knopp	Same B421	8-103
(NAME)	(NAME)	
138 Front Street		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Spencer, West Virginia 25276		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

BOOK 5557 PAGE 717

For and in consideration of the sum of Ten and No/100----------
----------($10.00)---------- DOLLARS

and other good and valuable consideration, the receipt of which is hereby acknowledged, including the assumption of a note dated September 15, 1977, in the original principal amount of $9,750.00, payable to Carlus Carlisle, Jr., and wife, Opal E. Carlisle, as secured by an Installment Deed of record in Book 5199, page 839, Register's Office for Davidson County, Tennessee; reference is made to said note for the terms and conditions contained therein;

We, Johnny M. Biggs and wife, Brenda Biggs,

have bargained and sold, and by these presents do transfer and convey unto the said Eva Knopp

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot 5 and the southerly part of Lot 4 on a Boundary Survey of Alice T. Baxter Farm, not of record, and described according to a survey of Robert H. Cummings, dated August 22, 1977, as follows:

BEGINNING at an iron pin at the center line of Bidwell Road, at a point 685 feet, more or less, southerly from the center line of Baxter Road; thence with the center line of the same, South 9° 37' West 200.67 feet to an iron pin; thence continuing along said center line South 5° 45' West 100 feet to an iron pin; thence leaving said Bidwell Road and along the northerly line of Earl D. Wheeler and wife property of record in Book 4132, page 840, Register's Office for said County, South 84° 12' East 643.40 feet to an iron pin; thence along the westerly line of the David M. Regen property of record in Book 4254, page 57, and the Ruth C. Seaman property of record in Book 4974, page 203, said Register's Office, North 22° 59' West 276.36 feet to an iron pin; thence continuing along the westerly line of said property North 16° 06' West 56.63 feet to an iron pin; thence along the southerly margin of C. J. Meeks and wife, and J. R. Phelps property of record in Book 4773, page 942, said Register's Office, North 83° 32' West 475.88 feet to the point of beginning.

BEING the same property conveyed to Johnny M. Biggs and wife, Brenda Biggs, by deed from Carlus Carlisle, Jr., and wife, Opal E. Carlisle, of record in Book 5199, page 839, said Register's Office.

INCLUDED in this conveyance is a 1973 12' X 60' Mobile Home which is now a part of the real property. It is understood that said Mobile Home is taken as is, and no warranties are made by Grantors.

unimproved ( )
This is improved ( ) property, known as _____ (House Number) _____ (Street)
(P. O. Address) (City or Town) (Zip Code)

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 our hands this 14TH day of January, 19 80.

JOHNNY M. BIGGS — BRENDA BIGGS

Johnny M. Biggs — Brenda Biggs

BOOK 5557 PAGE 718

STATE OF ~~TENNESSEE~~ Louisiana
COUNTY OF ~~DAVIDSON~~ Parish of West Baton Rouge

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Johnny M. Biggs and Brenda Biggs

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~~ W Baton Rouge, this 14th day of January, 19 80.

My commission expires At Death Notary Public Neal Harmon

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 19,000.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

Eva Knopp

Sworn to and subscribed before me this 14th day of January, 19 80.

My commission expires April 21, 1980 Notary Public Evelyn Williams

This instrument was prepared by:

HUNTER SHORT, Attorney, 1400 American Trust Building, Nashville, Tennessee 37201

Name Address

F 7314

IDENTIF. REFERENCE

JAN 21 3 09 PM '80

FELIX DAVIS REGISTER DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

WARRANTY DEED
CHECK
$39.50

FROM
JOHNNY M. BIGGS and wife,

TO
BRENDA BIGGS

EVA KNOPP

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5557 PAGE 719

RECEIVED OF _____

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

19000.00- CO
49.40 CO TX
.50 PRFEE
6.00 WDEED
CHECK 55.90-
8396A01/21/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 7 3 1 1 4

IDENTIF. REFERENCE

JAN 21 3 09 PM '80

FEE # 2 ... REGISTER
DAVIDSON COUNTY, TENN.

No. 737873