BOOK 5861 PAGE 185

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

Donald F. Swagler and wife,

Nancy S. Swagler

TO

Marion L. Fowlkes and wife,

Nelda K. Fowlkes

For draftsman's use

This Deed Prepared By:
Joseph H. Johnston
Attorney at Law
3013 Vanderbilt Place
Nashville, Tennessee 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Marion L. Fowlkes et ux (NAME)	Marion L. Fowlkes et ux (NAME)	109/212
1213 Fifth Ave., North (STREET ADDRESS OR ROUTE NUMBER)	1213 Fifth Avenue, North (STREET ADDRESS)	
Nashville, Tenn. 37208 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37208 (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

IDENTIF. REFERENCE

Mar 12 3 59 PM '82

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

RUSH

68.30.56

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ 20,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF March, 1982

Joseph H. Johnston
Notary Public

MY COMMISSION EXPIRES: 7/17/83

(AFFIX SEAL)

For and in Consideration of the sum of Ten ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged and the agreement of the Grantees herein to assume the balance due and owing on a note payable to Robert L. Trentham, Trustee, which note is secured by a Deed of Trust of record in Book 5545, page 464, Register's Office for Davidson County, Tennessee. The account held in connection with this transaction is hereby transferred to the Grantees.

Donald F. Swagler and wife,
Nancy S. Swagler have bargained and sold, and by these presents do transfer and convey unto the said Marion Fowlkes and wife, Nelda K. Fowlkes

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being a 5.06, more or less, acre tract of land lying in the 2nd Civil District of Davidson County, Tennessee; said tract further described as being a portion of the property conveyed in Book 4957, page 957, Register's Office of Davidson County, Tennessee.

Beginning at a point lying on the westerly margin of Old Hickory Boulevard, said point further described as being the southeast corner of the F. A. McIntire, Sr. property as of record in Book 3846, page 986, Register's Office of Davidson County, Tennessee; thence running with said westerly margin of Old Hickory Boulevard south 4 degrees 19 minutes 57 seconds east a distance of 258 feet to a point, thence leaving said Old Hickory Boulevard and running north 82 degrees 57 minutes 01 seconds west a distance of 888.92 feet to a point on the easterly property line of the United States Government property; thence running with said United States Government property line north 3 degrees 13 minutes 01 seconds east a distance of 253.48 feet to a point; thence leaving said easterly line of United States Government property and running with the southerly line of the F. A. McIntire, Sr. property as of record in Book 3224, page 307, Register's Office of Davidson County, Tennessee and the F. A. McIntire, Sr. property as of record in Book 3846, page 986, Register's Office of Davidson County, Tennessee, south 82 degrees 57 minutes 01 seconds east a distance of 854.95 feet to the point of beginning, containing 5.06, more or less, acres.

Being the same property to Donald F. Swagler and wife Nancy S. Swagler, by deed from Robert J. Baltz, Jr., Trustee of record in Book 5545, page 461, Register's Office of Davidson County, Tennessee.

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WD-2

This is unimproved (X) improved ( ) property, known as Lot No. 5, Cook's Landing Estates, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Marion L. Fowlkes and wife, Nelda K. Fowlkes, and their heirs and assigns, forever.

And we do covenant with the said Marion L. Fowlkes and wife, Nelda K. Fowlkes, 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. except for the note and Deed of Trust aforesaid.

And Donald F. Swagler and wife, Nancy S. Swagler, do further covenant and bind ourselves and our heirs and representatives, to warrant and forever defend the title to the said land to the said Marion L. Fowlkes and wife Nelda K. Fowlkes, and their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 12 day of MARCH, 1982

Donald F. Swagler

x Nancy S. Swagler

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Joseph H. Johnston, a Notary Public in and for said County and State, the within named Donald F. Swagler and wife, Nancy S. Swagler

the bargainors, 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, Davidson County, Tennessee, this 12th day of March, 1982

Joseph H. Johnston — Notary Public

Commission expires 7/17/83

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 .....

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

RECEIVED OF _____

FOR _____ BOOK 5861 PAGE 187

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

20000.00- CO:
52.00: CO TX
.50: PRFEE
6.00 WDEED
CHECK 58.50-
677GA03/12/82 BAL .00:

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 8 3 0 5 6

IDENTIF. REFERENCE

MAR 12 3 58 PM '82

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

No. 871131