FORM NO. WD-1

BOOK 5929 PAGE 674

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF August 1982

Notary Public

MY ~~COMMISSION EXPIRES~~: _____
(~~AFFIX SEAL~~)

THIS INSTRUMENT WAS PREPARED BY
H. Philip Sadler, Atty, 2623 Lebanon Road, Donelson, TN. 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bobbie Marie Eaton (NAME)	same (NAME)	94-12 66
1814 Lebanon Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	3DZ 01035
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	(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, Tina Wainscott Brown, et vir Auther Joe Brown

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Bobbie Marie Eaton

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:

Beginning at a point in the center of the Lebanon Pike 98 feet easterly from the southwest corner of the original church lot and running thence north 310 west 183 feet to a point; thence west 21 feet to a point being the northwest corner of said original church lot; thence north 10-3/4 deg. west 443.6 feet to a stake; thence south 47-3/4 deg. east 373 feet to a fence post in Byrum;s northeast corner; thence with Byrum's northerly line south 45 deg. west 100 feet to a point; thence south 47-3/4 deg. east 186 feet to the center of the Lebanon Pike; thence west with the center of said pike south 40-1/2 deg. west 90 feet to a point in the center of said pike; thence continuing with the center line of said pike south 47-1/2 deg. west 127 feet to point of beginning, containing 2 acres, more or less.

Included in the above described property but specifically excluded therefrom is the following right of way deed:

Beginning at the point of intersection of the southwest boundary of the Nell King Simpson property and the northwest margin of Lebanon Road (State Route 24), thence along the said northwest margin southwestwardly 122 feet more or less to a point, thence North 42 deg. 46'40" East 121 feet more or less to a point in the said southwest boundary, thence along the said southwest boundary South 47 deg. 43' East 8 feet more or less to the point of beginning and containing 560 square feet. Being the same property conveyed to the State of Tennessee by deed from Lillian Hooper Gibson of record in Book 5230, page 594, Register's Office for Davidson County, Tennessee. The said Lillian Gibson and Lillian Hooper Gibson being one and the same person. Being same property conveyed to Tina Wainscott Brown by deed of record in Book 5661, page 19. R.O.D.C., TN.

This is { } unimproved { } improved property, known as 1814 (House Number) Lebanon Road (Street) Nashville, TN. (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 _____ hand this 25th day of August, 1982

✓ Tina Wainscott Brown

✓ Auther Joe Brown

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Tina Wainscott Brown, et vir Auther Joe Brown

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 25 day of August 1982

Commission expires 7/21/85

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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

Tina Wainscott Brown, et vir

Auther Joe Brown

TO

Bobbie Marie Eaton

H.O. 5937 RUSH

IDENTIF. REFERENCE

AUG 26 12 19 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

08/26/82 104.00- CHECK

5676

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5929 PAGE 676

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

37500.00- CO
97.50 CO TX
.50 PRFEE
6.00 MOFEE
CHECK 104.00-
5676AUG/26/82 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H.O. 5 9 3 7

IDENTIF. REFERENCE

AUG 26 12 19 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 898956