FORM NO. WD-1

I 0 2 3 9 6

IDENTIF. REFERENCE

FEB 9 1 29 PM '84

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

BOOK 6228 PAGE 898

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$16,500.00 Ann O'Geal Mayes Thaxton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF January, 19 84.

Notary Public

MY COMMISSION EXPIRES: 4/21/85
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney 640 Spence Lane Nashville, Tn. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ann O'Geal Mayes Thaxton (NAME)	Same (NAME)	Map 141
P. O. Box 269 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	P/O Par. 00802
Ridgetop, TN 37152 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	12th CD

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, James Edward Swift and wife, Mary Patricia Swift

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ann O'Geal Mayes Thaxton

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN ~~DAVIDSON~~ Robertson & Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in the 12th Civil District of Robertson County, Tennessee, a portion of the James Edward Swift Property, described according to a survey by William A. Cummings, dated December 19, 1983, as follows:

BEGINNING at an iron pin at the intersection of the easterly right-of-way of Greer Road (20.00 feet from said centerline) with the northerly boundary line of property owned by William A. Cummings of record in Deed Book 5486, page 762, Register's Office for Davidson County, Tennessee, and Deed Book 219, page 452, Register's Office for Robertson County, Tennessee; thence with said right-of-way N28°11'20"W 217.88 feet to an iron pin at the beginning of a curve concave to the Northeast with a radius of 246.59 feet and a central angle of 18°25'40"; thence with said curve and right-of-way an arc distance of 79.31 feet to an iron pin at the point of tangency; thence with said right-of-way N 9°45'40"W 80.17 feet to an iron pin at the beginning of a curve concave to the East with a radius of 701.429 feet and a central angle of 22°56'21"; thence with said curve and right-of-way an arc distance of 280.83 feet to an iron pin in the southerly boundary line of property owned by Tony H. Reasoner, and wife, of record in Deed Book 233, page 364, Register's Office for Robertson County, Tennessee, thence with said boundary line S82°32'20"E 302.54 feet to an iron pin in the westerly boundary line of property owned by Henry H. Gilliam and wife, of record in Deed Book 5381, page 614, Register's Office for Davidson County, Tennessee; thence with said boundary line S6°01'20"W 285.75 feet to an iron pin in the northerly boundary line of said William A. Cummings' property; thence with said Cummings' boundary line according to the following: S6°34'00"W 233.66 feet to an iron pin, S57°46'00"W 129.31 feet to the beginning, containing 3.36 acres.

BEING part of the same property conveyed to James Edward Swift and wife, Mary Patricia Swift by deed from T. L. Swift and wife, Alice Lee Swift of record in Book 135, page 162, Register's Office for Robertson County, Tennessee.

CHECK

unimproved (XX
This is improved ( ) property, known as 3.5± acres, Greer Road
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

02/00

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 seised 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 day of January, 19 84

James Edward Swift

Mary Patricia Swift

2262

STATE OF TENNESSEE
Davidson County

BOOK 6228 PAGE 899

Personally appeared before me, The undersigned, a Notary Public in and for said County and State, the within named James Edward Swift and Mary Patricia Swift

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 25th day of January, 19 84

Commission expires 4/21/85

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 (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

James Edward Swift and wife,

Mary Patricia Swift

TO

Ann O'Geal Mayes Thaxton

File Box 24

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

STATE OF TENNESSEE, ROBERTSON COUNTY
The foregoing instrument and certificate were noted in Note Book 21, Page 339 at 10:41 o'clock AM Jan. 30 1984
and recorded in Deed Book 254, Series ____ Page 4 State Tax Paid $42.90 Fee .50 Recording Fee 6.00 Total $ 49.40
Witness My hand.
Record No. 87802

Register

Indexed