BOOK 5651 PAGE 699

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 17,000.00

Susanne Caldwell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF August, 1985

Notary Public

MY COMMISSION EXPIRES: 2-18-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTY.
236 Fourth Avenue North Suite 200 Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Phil D. Caldwell et ux (NAME)	Same (NAME)	155 P/O 22
4500-A Nebraska Ave. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN. 37209 (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, Mary Florence P. Smith, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Phil D. Caldwell and wife, Susanne M. Caldwell

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 an iron pin corner on the south R/W of Poplar Creek Road, twenty five feet from the center of same, said corner being the northwest corner of this tract and the northeast corner of tract 4, thence along said R/W south 85 degrees 01' east a distance of 73.60 feet to a point.
Thence by same north 83 degrees 15' east a distance of 102.82 feet to a point.
Thence by same north 71 degrees 26' east a distance of 102.28 feet to a point.
Thence by same north 64 degrees 55' east a distance of 92.64 feet to an iron pin corner, then the northeast corner of this tract and adjoins the land of Schrader, now or formerly.
Thence leaving the road and along the west lines of Schrader, south 3 degrees 58', 25" west a distance of 939.19 feet to the southeast corner of this tract.
Thence by lands of McClain south 84 degrees 04' west a distance of 160 feet to the southwest corner of this tract and the southeast corner of tract 4. Thence by the west lines of tract 4, north 8 degrees 34', 42" west a distance of 885.94 feet to the place of beginning. Containing 5.237 acres.

Being the same property conveyed to Mary Florence P. Smith by deed from A. W. Chaffin and wife, Edna L. Chaffin of record in Book 5397, page 289, Register's Office for Davidson County, Tennessee.

unimproved XX
This is improved ( ) property, known as Tract 1, Poplar Creek Road, Nashville, TN
(House Number) (Street) (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 my hand this 9th day of August, 1985

Mary Florence P. Smith
Mary Florence P. Smith

INDIVIDUAL ACKNOWLEDGEMENT

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State of Tenneesee

County of Marion

Personally appeared before me, the undersigned, a Notary Public of said county, Mary Florence P. Smith

the within named bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purpose therein contained.

WITNESS my hand, at office, this 9th day of August, 1985

Rose Castle
NOTARY PUBLIC

My commission expires:

7-26-86

CORPORATE ACKNOWLEDGEMENT

State of _____

County of _____

Before me, _____ of the state and county aforesaid, personally appeared _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be President (or other officer authorized to execute the instrument) 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 himself as _____.

WITNESS my hand and seal, at office in _____, this _____ day of _____, 19____.

_____
NOTARY PUBLIC

My commission expires:

_____

WARRANTY DEED

FROM

Mary Florence P. Smith

TO

Phil D. Caldwell and wife,

Susanne M. Caldwell

FILED
SEP 10 12 22 PM '85
REGISTER
DAVIDSON COUNTY, TN
FELIX Z. WILSON

IDENTIFICATION REFERENCE

PATRICIA SPICER CARDEN
Attorney At Law
236 Fourth Avenue North
Suite 200
Nashville, Tennessee 37219

35094

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			17000.00- CAMT.	
			44.20 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	50.70-
			5324A09/10/85 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

35094

IDENTIFICATION REFERENCE

SEP 10 12 22 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 171094