BOOK 7077 PAGE 113 FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 46,150.00

John David Flowers
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19 DAY OF December 19 86

Carl R. Hollan
Notary Public

MY COMMISSION EXPIRES: 8/19/87

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY
EAST END TITLE & ESCROW, INC. – 405 Two Mile Pike – Goodlettsville, Tennessee 37072.
BASED UPON INFORMATION FURNISHED BY PARTIES

| NAME | ADDRESS | |
|---|---|---|
| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO | MAP-PARCEL NUMBERS |
| JOHN DAVID FLOWERS | MORTGAGEE – NONE | MAP 55 |
| (NAME) | (NAME) | |
| 4365 Bull Run Rd. | | PARCEL 23 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Rt. 3. Ashland City TN 37015 | | |
| (CITY) (STATE) (P O ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND 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, JOHN D. FLOWERS AND WIFE, MARTHA FLOWERS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN DAVID FLOWERS AND WIFE, LINDA SUE FLOWERS

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.

Land in Davidson County, Tennessee, being part of Lot No. 5 on the Map of Processing Survey for W. L. Thompson Subdivision of Elizabeth Curtis Estates, in the 13th Civil District of said County, as of record in Book 332, page 14, Register's Office for Davidson County, Tennessee, and more particularly described according to a survey thereof made March 6th, 1954, by Ralph W.C. Lambert, Surveyor.
Beginning at a railroad spike in the center of Bull Run Road, said point being 966 feet, more or less, west of the westerly margin of Access Roadway; thence South 29 degrees 45 minutes east 400 feet to an iron pin; thence South 54 degrees 20 minutes west 201 feet to an iron pin; thence North 29 degrees 45 minutes west 420 feet to the center of Bull Run Road; thence North 60 degrees 15 minutes east with the center line of said road 200 feet to the point of beginning.

Being the same property conveyed to John D. Flowers and wife, Martha Flowers, by deed of record in Book 3074, page 384, Register's Office for Davidson County, Tennessee.

7548.0

IDENTIFICATION REFERENCE

DEC 22 1 48 PM '86

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved ( ) property, known as _____ (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 heir 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 covey 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 hand s this 19 day of December, 19 86

John D. Flowers
JOHN D. FLOWERS

Martha Flowers
MARTHA FLOWERS

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STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JOHN D. FLOWERS AND WIFE, MARTHA FLOWERS

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 19 day of December 19 85

Commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF

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, and corporation, and that (he) / (they) as such _____ and _____ being authorized so to do, execute 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

TO

RETURN TO:

EAST END TITLE & ESCROW, INC.
405 Two Mile Pike
Goodlettsville, Tennessee 37072

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

RECEIVED OF _____

FOR _____

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| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|

46150. CONT.
129.00 CSTAX
.03 MSTAX
.50 PRFE
6.00 WDEED
CHECK 135.53-
9221A 12/22/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7548 O.

IDENTIFICATION REFERENCE

Dec 22 1 48 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 25639