STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration of value whichever is greater, for this transfer is $ 55,450.00

Donald G. Swanson
Affiant

Subscribed and sworn to before me this the 5th day of Febuary, 1987.

Notary Public

My commission expires: 10-11-88

WARRANTY DEED

THIS INSTRUMENT PREPARED BY
Larry D. Craig, Attorney at Law, 627 Second Avenue South, Nashville, TN 37210

Address New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Donald G. Swanson	Same	Map 90-16,
607 Westboro Drive		Parcel 104,
Nashville, Tennessee 37209		8DA-30175

For and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, W.E. Dixon and wife, Rosa J. Dixon, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Donald G. Swanson, an unmarried person, hereinafter called the Grantee, his 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 Lot No. 119 on the Plan of Westboro Subdivision, Section Two, as of record in Book 1424, Page 60, Register's Office for said County. Said Lot No. 119 fronts 75 feet on the wouthwesterly side of Westboro Drive and runs back to a dead line in the rear on which it measures 58.2 feet.

Being the same property conveyed to W.E. Dixon and wife, Rosa J. Dixon, by deed from Kenneth D. Phillips and wife, Doretha F. Phillips, of record in Book 4426, Page 23, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his successors and assigns, forever; and we do covenant with the said GRANTEE 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, 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 GRANTEE, his 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.

30964

IDENTIFICATION REFERENCE

FEB 5 2 08 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Witness our hands this 5th day of February, 1987.

W.E. Dixon
W.E. DIXON

Rosa J. Dixon
ROSA J. DIXON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said County and State, the within named W.E. Dixon and wife, Rosa J. Dixon, the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 5th day of February, 1987.

NOTARY PUBLIC

My commission expires: 10-11-88

LARRY D. CRAIG NOTARY PUBLIC STATE OF TENNESSEE

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

RECEIVED OF _____

FOR _____

BOOK 7128 PAGE 944

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

55450.00- CAMT
155.12 CSTAX
.50 PRFEE
6.00 WDCC
CHECK 161.62-
730202C/05/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

90964

IDENTIFICATION REFERENCE

FEB 5 2 09 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 42738