50 . 544

FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 15500 cc

Rodney Glenn Swann
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 29th DAY OF March, 1988

Carol B. Dietz
Notary Public

MY COMMISSION EXPIRES: 3/8/89

(AFFIX SEAL)

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

NAME		ADDRESS	STATE
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE		MAP-PARCEL NUMBERS
RODNEY GLENN SWANN	SAME		MAP 41
(NAME)	(NAME)		PARCELS
1155 Hunter Lane			30.02 and 30.00
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)		
Nashville Tenn 37207			
(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, JAMES L. BUCHANAN AND LUDIE ELIZABETH BUCHANAN, HEIR OF LIONEL A. BUCHANAN a/k/a LIONEL ALGIE BUCHANAN, SR.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RODNEY GLENN SWANN AND MARY DIANNE SWANN AND ETHEL MAI OLDHAM, as Joint Tenants with Right of Survivorship

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:

TRACT: 1

Land in Davidson County, Tennessee, being described according to an unrecorded survey made by Ralph W. C. Lambert, Surveyor, on April 8, 1961, as follows: Beginning at a point in the center of Brick Church Pike as the Northwest corner of Lot No. 5 on the Plan in Book Q, page 468, in County Court Clerk's Office for Davidson County, Tennessee; thence with center of Brick Church Pike North 59 deg. W 112 feet to a spike in Brick Church Pike; thence South 1 deg. W 460 feet to an iron pin; thence North 75 deg. 30 min. E 100 feet to an iron pin; thence North 1 deg. 30 min. E 375 feet to the point of beginning.

Being the same property conveyed to James L. Buchanan, by deed of record in Book 3462, page 335, Register's Office for Davidson County, Tennessee.

TRACT: 2

Land in Davidson County, Tennessee, being described according to an unrecorded survey made by Ralph W. C. Lambert, Surveyor, on April 8, 1961, as follows: Beginning at a point in the center of Brick Church Pike 112 feet Northwest of the Northwest corner of Lot No. 5 on the Plan of in Book Q, page 468, in the County Court Clerk's Office in Davidson County, Tennessee; thence with the center of Brick Church Pike 75 feet to a spike; thence South 24 deg. W 124 feet to a spike in the new road to T. V. Tower of Capital Broadcasting Company; thence South 0 deg. 30 min. E 408 feet to a spike in said road; thence North 75 deg. 30 min. E 100 feet to an iron pin; thence North 1 deg. East 460 feet to the point of beginning.

Being the same property conveyed to Lionel A. Buchanan, by deed of record in Book 3463, page 43, Register's Office for Davidson County, Tennessee; the said Lionel A. Buchanan, having since died, and pursuant to the Last Will and Testament of Lionel Algie Buchanan, Sr., of record in Will Book 161, page 633, Register's Office for Davidson County, Tennessee, the property vests in Ludie Elizabeth Buchanan. THIS IS NOT THE PRINCIPAL RESIDENCE OF THE GRANTORS.

This is unimproved (XX) 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 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 29th day of March, 19 88

James L. Buchanan
JAMES L. BUCHANAN

Ludie Elizabeth Buchanan
LUDIE ELIZABETH BUCHANAN

BOOK 7507 PAGE 545

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 JAMES L. BUCHANAN AND LIDIE ELIZABETH BUCHANAN,

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 GOODLETTSVILLE, Tennessee, this 29th day of March 19 86

Commission expires 3/8/89

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 (their several oaths) acknowledged (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

18371

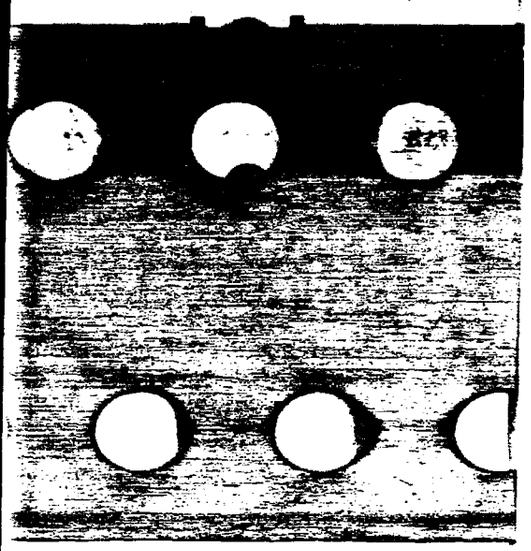
IDENTIFICATION REFERENCE

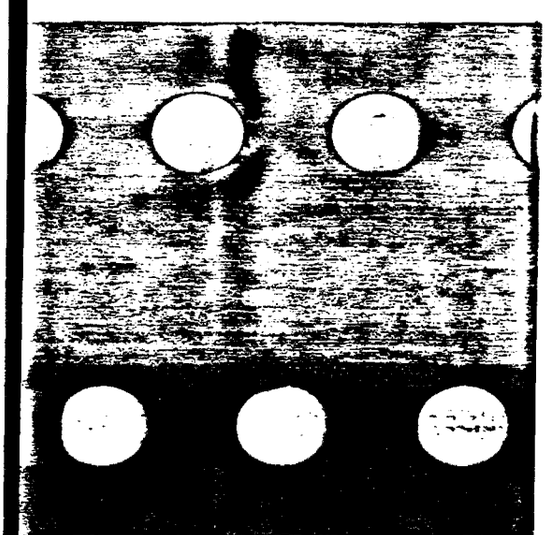
Apr 4 2 56 PM '86

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

0891 04/04 0101 CKCHECK

49.90





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7507 PAGE 546

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 15500.00
CON TX 43.40
PRFEE 0.50
WDEED 6.00
TOTAL 49.90
CHECK 49.90

RECEIPT IS NOT VALID UNTIL 04/04/88 IS PAID BY 13159 0001 0891

18371

IDENTIFICATION REFERENCE

APR 4 2 56 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 77100