THIS INSTRUMENT PREPARED BY: Mail

WATTS & UNDERWOOD, ATTORNEYS
Suite 150
2000 Richard Jones Road
Nashville, Tennessee 37215

BOOK 8070 PAGE 720

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
FELIX C. LANGLEY	FELIX C. LANGLEY	MAP 101
(NAME)	(NAME)	
Route 2, River Road	490 Whispering Hills Drive	PAR 75 & 77
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	08D 10100
Nashville, Tennessee	Nashville, Tennessee 37211	08D 09950
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of THIRTEEN THOUSAND FIVE HUNDRED AND 00/100 *Dollars,*

5022 03/23 0101 03CHECK 54.55

LOIS RIGGINS

have this day bargained and sold, and do hereby transfer and convey unto the said FELIX C. LANGLEY, a married person

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

13006

IDENTIF. TREFERENCE

MAR 23 8 58 AM '90

DAVIDSON COUNTY TN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 13,500.00

Subscribed and sworn to before me this the 21st *day of* March 19 90

Affiant Felix C. Langley

My commission expires January 23, 1994 *(Affix Seal)*

Notary Public Lois Riggins

STATE OF TENNESSEE NOTARY PUBLIC AT LARGE

This is improved ( ) unimproved (XX) property, known as Route 2, River Road, Nashville, Tennessee
(House Number) (Street) P.O. Address (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 21st *day of* March *19* 90 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Lois Riggins
LOIS RIGGINS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me Mitchell A. Watts, *a Notary Public in and for said County and State* LOIS RIGGINS

*the within named bargainor*_____, *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 purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 21st *day of* March, *19* 90.

Mitchell A. Watts
Notary Public

Commission expires January 23, 1994

STATE OF TENNESSEE
COUNTY OF DAVIDSON

*Before me*_____, *a Notary Public 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* _____*self to be* _____ *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* _____*self as* _____.

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

_____
Notary Public

Commission expires _____

WARRANTY DEED

FROM

LOIS RIGGINS

TO

FELIX C. LANGLEY, a married person

LEGAL DESCRIPTION

Two (2) tracts of land in Davidson County, Tennessee, described as follows:

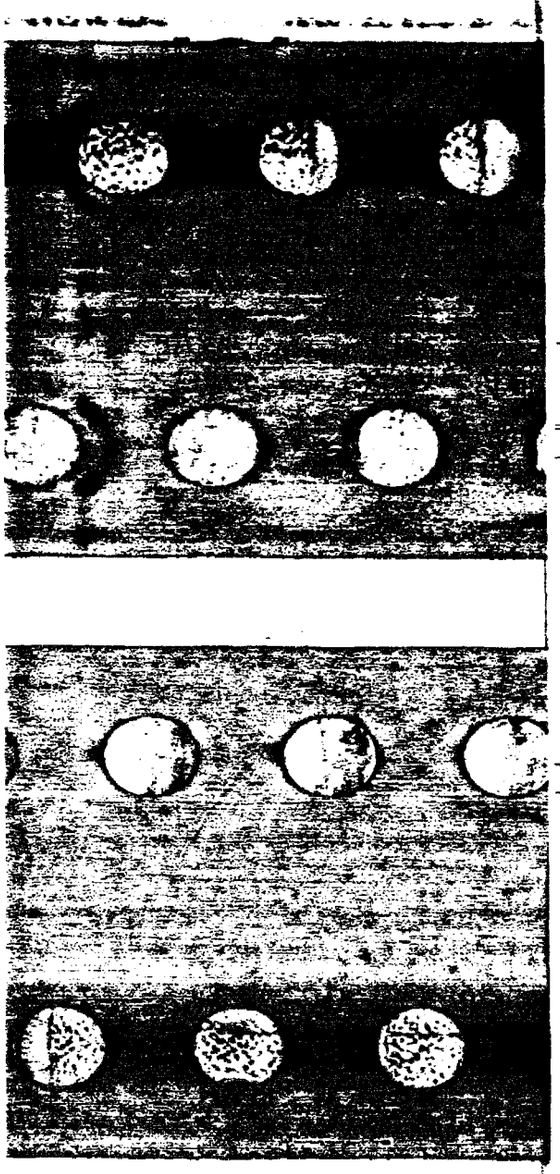
TRACT I: Land in the 8th, formerly the 12th, Civil District of Davidson County, Tennessee, described partly according to a survey made by S.H. Hutchinson, Surveyor, dated July 8, 1950, as follows:

BEGINNING at a point in the center of River Road at the northeast corner of the property conveyed to H.L. Sawyers and wife, by deed from Eley Sawyers and wife, of record in Book 1629, page 29, Register's Office for said County; thence with the center of said River Road, south 65 deg. east 110.0 feet; thence south 24 deg. west 354.0 feet to a point in the northerly boundary line of the property conveyed to Luther E. Cullom and wife, by deed from Eley D. Sawyers and wife, of record in Book 1554, page 595, said Register's Office; thence with the northerly boundary line of said Cullom property, south 65 deg. west 264.0 feet and north 50 deg. west 127.0 feet; thence north 52 deg. east 320.0 feet to a stake; thence north 26.5 deg. east 51.0 feet to a mock orange in the easterly boundary line of said H.L. Sawyers property; thence with the easterly boundary line of said Sawyers property, north 37.5 deg. east 189.0 feet to the beginning.

TRACT II: Land in the 8th, formerly the 12th, Civil District of Davidson County, Tennessee, and described as follows:

BEGINNING at a small mock orange tree in the Will Hulan line, about 184.0 feet from the center of River Road in front of Watkins Chapel church building; thence south 55 deg. west 137.0 feet to a small tree at the rear of a spring; thence south 65 deg. west 350.0 feet to an elm tree; thence south 50 deg. east 177.0 feet to a small oak tree in the Will Hulan line; thence north 44 deg. east 503.0 feet, more or less, with the Will Hulan line, to the beginning.

BEING the same property conveyed to Lois Riggins, by deed from Lewis B. Johnson and wife, Frances B. Johnson, of record in Book 6921, page 36, Register's Office for Davidson County, Tennessee.



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

RECEIVED OF _____

FOR _____

BOOK 8070 PAGE 723

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

CAMT 13500.00
MOR TX 44.55
ERR CO
MOR TX 44.55-
CON TX 44.55
PRFEE 1.00
MOFEED 9.00
TOTAL 54.55
CHECK 54.55

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK
03/23/90 01 08:57 0001 5022

113006

IDENTIFICATION REFERENCE

MAR 23 8 58 AM '90

FELIX Z. WILSON II
DAVIDSON COUNTY TN.

No. 303451