Bx 453

BOOK 8215 PAGE 260

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 94,033.52

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 2nd DAY OF October 19 90

Notary Public

MY COMMISSION EXPIRES 1/23/93
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
EAST END TITLE & ESCROW, INC. 405 TWO MILE PIKE, GOODLETTSVILLE, TN 37072

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| JACKIE P. LASSITER | STANDARD FEDERAL SAVINGS BANK | MAP 24 |
| (NAME) | (NAME) | |
| 1581 CAMPBELL ROAD | P.O. BOX 9481 | PARCEL 42 |
| (ADDRESS) | (ADDRESS) | |
| GOODLETTSVILLE, TN 37072 | GAITHERSBURG, MARYLAND 20898 | |
| (CITY) (STATE) (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, W. EUGENE AKERS AND WIFE, JOYLYN A. AKERS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JACKIE P. LASSITER AND WIFE, LOIS E. LASSITER

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, described according to a survey made by E. R. Southgate, Surveyor, dated March 1, 1946, described as follows: BEGINNING at a point at a stake opposite a cedar tree in the west line of an old road bed running along the west line of the lands of Hardy, being Creviston's new corner; thence along the west line of said old road bed and along a fence South 5 deg. West 386.5 feet to a walnut tree opposite Nixon's private road, and being in Nixon's line; thence along Nixon's line South 80 deg. West 20 feet to a walnut tree in fence line; thence continuing with Nixon's line along said fence, South 90 deg. West 342 feet to a sugar maple at Creviston's new corner; thence with Creviston line North 36 deg. East 318 feet to a poplar tree, thence North 59 deg. East 258 feet to the beginning.

TRACT 2: A small tract of land in the 10th, formerly the 22nd Civil District of Davidson County, Tennessee, described according to a survey made by Hickerson-Miller Engineers-Surveyors, as follows:
BEGINNING at a point in the west margin of Campbell Road, at the corner of C. L. Nixon's property; thence with Nixon's line, as follows: North 11 deg. 15 min. East 76 feet to a point; thence Northerly 1 deg. 25 min. West 77 feet to a point; thence North 14 deg. 45 min. West 43 feet to a point; North 40 deg. 05 min. West 46 feet; thence North 67 deg. 15 min. West 47 feet; North 85 deg. 10 min. West 117 feet; thene North 5 deg. East 27 feet to a corner post, a corner of the property marked John Tittle Property on said survey, but actually owned by Harris, et ux; thence with their line as follows: South 82 deg. 25 min. East 122 feet; thence South 72 deg. 45 min. East 55 feet; thence South 35 deg. 30 min. East 56 feet; thence south 19 deg. 30 min. East 93 feet to the west margin of Campbell Road; thence with the margin of said Road;

LEGAL DESCRIPTION CONTINUED ON PAGE 2 OF THIS DEED

This is (unimproved / XX improved) property, known as 1581 CAMPBELL ROAD, GOODLETTSVILLE, TN 37072
(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 our hand s this 2nd day of October, 19 90

JOYLYN A. AKERS

W. EUGENE AKERS


DCTN01W 12/88 First Data Systems, Inc 1-800-626-5427

STATE OF TENNESSEE
COUNTY OF Davidson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named W. EUGENE AKERS AND WIFE, JOYLYN A. AKERS

the bargainor s, 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 GOODLETTSVILLE, Tennessee, this 2nd day of October, 19 90

Commission expires 1/23/93

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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

64129

IDENTIF. REFERENCE

OCT 11 8 35 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

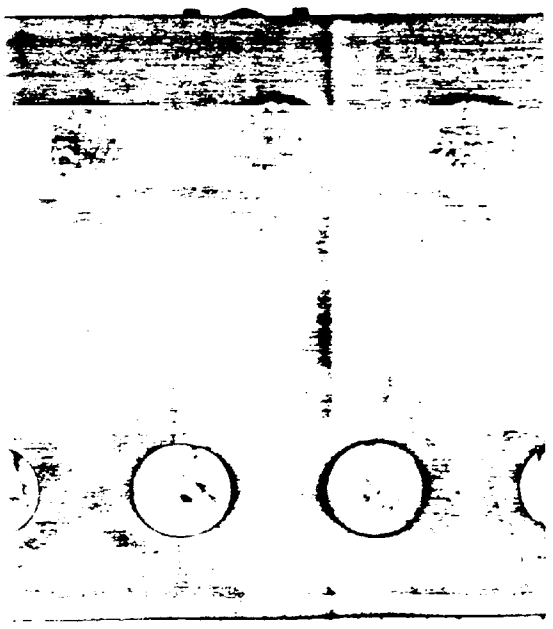
9247 10/11 0101 03CHECK 317.20



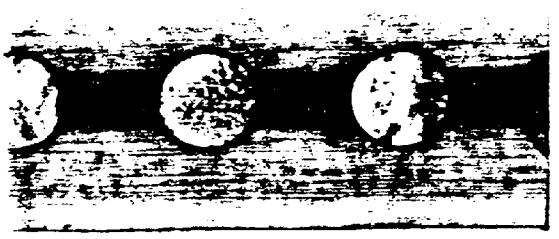
CONTINUATION OF LEGAL DESCRIPTION

South 22 deg. 35 min. West 132 feet to the point of beginning.

BEING the same property conveyed to W. Eugene Akers and wife, Joylyn A. Akers, by deed of record in Book 7304, page 68, Register's Office for Davidson County, Tennessee.







**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 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 | 94033.52 |
| CON TX | 310.20 |
| PRFEE | 1.00 |
| WDEED | 6.00 |
| TOTAL | 317.20 |
| CHECK | 317.20 |

10/11/90 01 08:37 0001 9247

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6412 9

IDENTIF. REFERENCE

OCT 11 8 35 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 363505