47

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 164,500.00

Stanley D. Walker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF August 91

Notary Public

MY COMMISSION EXPIRES: 11-22-93
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, 101 Cumberland Avenue, Madison, Tennessee 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stanley D. Walker (NAME)	New Owner (NAME)	MAP 110
1516 Stewarts Ferry Pike (ADDRESS)	(ADDRESS)	PARCEL 24
Hermitage, Tennessee 37076 (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, Martin Douglas Highers

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Stanley D. Walker and wife, Kimberly Walker

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 the 4th Civil District of Davidson County, Tennessee, described according to a survey made August 30, 1957 by James A. Hamilton, Jr., Surveyor, as follows, to-wit:

BEGINNING at a point on the southerly margin of the Stewart's Ferry Pike, at the northeast corner of the Aubrey Tillman (formerly J. L. Cook Lands) at an iron pin at the northerly terminus of the dividing fence; THENCE with said dividing fence South 9 deg. 08' 50" West 389.37' to a cedar tree, the corner of three intersecting fences; THENCE with another dividing fence South 4 deg. 45' 40" West 115.18' to an iron pin and fence corner post at the westerly terminus of a cross-fence; THENCE with said cross-fence South 82 deg. 32' 10" East 283.33' to an iron pin; THENCE North 9 deg. 08' 50" East 506.0' to an iron pin in the southerly margin of the Stewart's Ferry Pike; THENCE with the said southerly margin of said pike, North 82 deg. 50' 20" West 292.18' to the point of beginning, containing 3.42 acres.

INCLUDED IN THE ABOVE-REFERENCED PROPERTY, BUT EXPRESSLY EXCLUDED FROM THIS CONVEYANCE IS PROPERTY CONVEYED TO THE UNITED STATES OF AMERICA, BY DEED OF RECORD IN BOOK 3840, PAGE 1, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS:

A tract of land designated as Tract No. 358 in the J. Percy Priest Dam and Reservoir Project, situate in the Fourth Civil District of Davidson County, Tennessee, on Stewarts Ferry Pike and being more particularly described as follows:

CONTINUED

unimproved ( )
This is improved (X) property, known as 1516 Stewarts Ferry Pike, Hermitage, Tennessee 37076
(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 my hand this 23rd day of August 19 91

Martin Douglas Highers
Martin Douglas Highers

Nell Highers
Nell Highers

DCTN01W 12/88 First Data Corporation Inc 1-800-628-2427

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 Martin Douglas Highers, and wife, Nell Highers

the bargainor, 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 Madison, Tennessee, this 23rd day of August 19 91

Commission expires 11-27-93

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

LEGAL CONTINUED FROM PAGE 1

Beginning at a concrete monument located at a point in a line of lands now or formerly owned by B. H. Williams and the lands of the subject owner, said monument being located South 77 deg. 00' East 6.3 feet from a 4-inch cedar tree, South 13 deg. 00' West 11.0 feet from a 2-inch cedar tree, and South 89 deg. 00' West 17.0 feet from a 3-inch elm tree, and its coordinates being X = 1,827,013.37, Y = 637,613.55; thence, from said point of beginning, severing the lands of the subject owner, North 24 deg. 16' East 269.66 feet to a concrete monument in a line of lands of said Williams' line as follows: South 09 deg. 37' West 305 feet and North 81 deg. 55' West 77 feet, more or less, to the point of beginning, containing twenty-seven hundreths (0.27) of an acre, more or less.

BEING part of the same property conveyed to Martin Douglas Highers, and wife, Collen Waddell Highers, by deed from Laurina Cook Williams, a widow, of record in Book 2696, Page 217, Register's Office for Davidson County, Tennessee. The said Collen Waddell Highers having since died.

NELL HIGHERS, wife of the said Martin Douglas Highers, joins in this conveyance for the express purpose of conveying any marital right which she may have in said property now or in the future.

44121

IDENTIFICATION REFERENCE

WARRANTY DEED

FROM Martin Douglas Highers

TO Stanley D. Walker and wife, Kimberly Walker

SEP 4 9 20 AM '91

RETURN TO:
William D. Castleman
101 Cumberland Avenue
Madison, Tennessee 37115

719 09/04 0101 CHECK 615.65



OFFICIAL RECEIPT

FELIX Z. WILSON, II

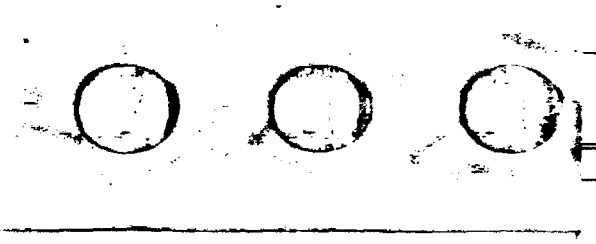
REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8434 PAGE 757



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

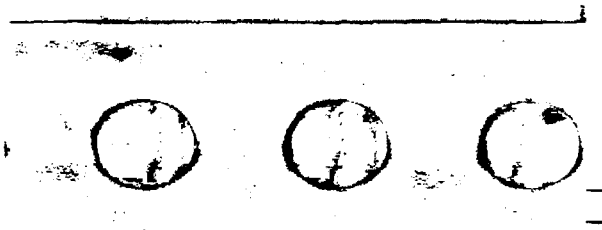
DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT

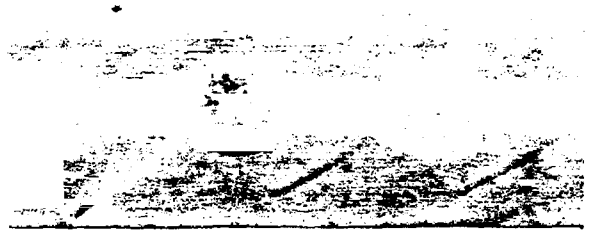
164500.00

CON TX	608.65
PRFEE	1.00
MDEED	6.00
TOTAL	615.65
CHECK	615.65

09/04/91 01 09:22 0001 7579



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



4412

SEP 4 9 20 AM '91

No. 455870