Box 1

BOOK 9231 PAGE 237

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 71,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF January 19 94

Notary Public

MY COMMISSION EXPIRES: October 9, 1995
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gary B. Fisher, Attorney, 2711 Murfreesboro Rd. #200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mark M. Powell	Troy & Nichols, Inc.	150
(NAME)	(NAME)	
3121 Anderson Road	P.O. Box 4025	29
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Monore, LA 71211	
(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, Jacob M. Rogers

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mark M. Powell, unmarried

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 lying in the 31st Councilmatic District of Davidson County, Tennessee, being bounded on the north by Anderson Road on the west by Lewellen (Bk. 3314, Page 45 R.O.D.C., TN.) on the south by Wales (Bk. 5504, Page 698 R.O.D.C., TN.) and on the east by Lot 2 of a subdivision of part of the Berry Boyd Dobson Property (Bk. 5190, Page 345 R.O.D.C, TN.) and being the northerly part of the east one-half of Lot No. 6, on the map showing the division of lands mentioned in Mattie Foster V. Robert Foster, as of record in Chancery Plan Book 2, Pg. 157 R.O.D.C, TN. being described according to a survey by Campbell Surveying Co., Inc. (By Ken Morton TN. Rls #623) Dated 1-13-94, more particularly as follows:

Beginning at an iron rod (NEW) on the southerly margin of Anderson Road said rod being the northwest corner of lot 2 of a subdivision of part of the Berry Boyd Dobson Property as of record in Book 5190, Page 345, R.O.D.C., TN. And the northeast corner the herein described property thence with the west line of said Lot 2, S 03 Degrees 10' 24" W 458.78' to an iron rod (OLD) thence with the northerly line of Wales as of record in Book 5438, Page 205 R.O.D.C., TN N 86 degrees 48' 30" W 89.48' to an iron rod (OLD) in the easterly line of the Leroy Lewellen Property as of record in Book 3314, Page 45 R.O.D.C., TN. Thence with said Lewellen's easterly line N 03 Degrees 10' 25" E. 460.69' to an iron rod (NEW) on the southerly margin of Anderson Road. Thence with the southerly margin of Anderson Road S 85 degrees 35' 19" E 89.50' to the point of beginning and containing 0.94 acres.

Being the same property conveyed to Jacob M. Rogers and wife, Caroline Rogers by deed of record in Book 1385, Page 246, Register's Office for Davidson

unimproved ( )
This is improved (XX) property, known as 3121 Anderson Road, Antioch, TN 37013
(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 hands this 19th day of January 1994

Jacob M Rogers by Kathleen M. Rogers Attorney-in-fact
Jacob M. Rogers

DCTN01WC

BOOK 9231 PAGE 238

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 Jacob M. Rogers

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 Antioch, Tennessee, this 19th day of January 19 94

Commission expires October 9, 1995

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

STATE OF Tennessee
COUNTY OF Davidson

3921 01/27 0101 03CHECK 271-70

On this January 19, 1994 before me personally appeared Kathleen M. Rogers, the person who executed the foregoing instrument on behalf of Jacob M. Rogers, and acknowledged that she executed the same as the free act and deed of the said Jacob M. Rogers, through Power of Attorney granted her by the said Jacob M. Rogers.

Commission Expires: 10-9-95

Notary Public

Continuation of Legal Description

This conveyance is subject to any and all existing restrictions and easements of record.

Caroline Rogers having since died.

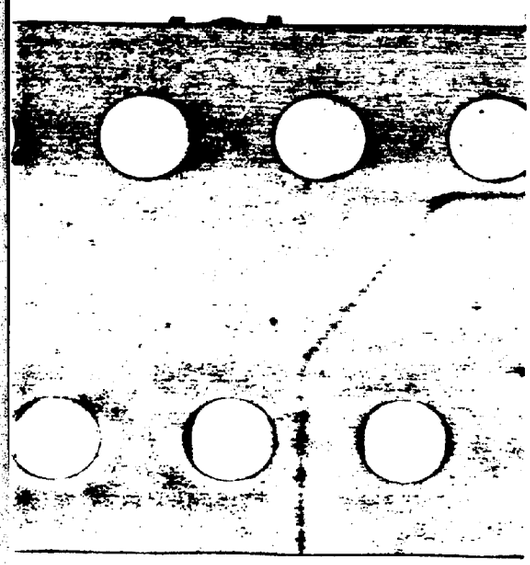
This instrument is executed on behalf of Jacob M. Rogers by Kathleen M. Rogers as his Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 9231, Page 235, in the Register's Office for Davidson County, Tennessee.

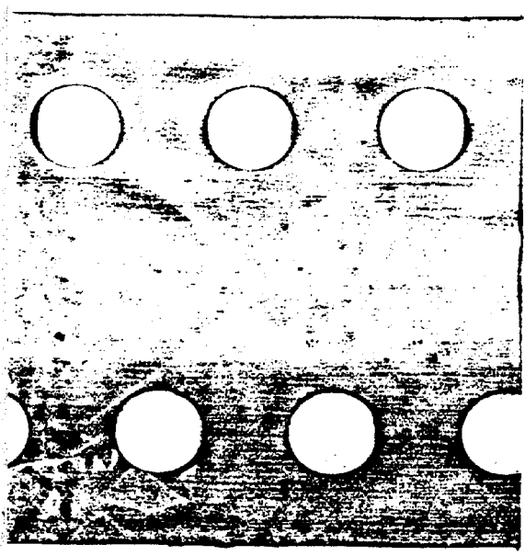
IDENTIFICATION REFERENCE 1512

94 JAN 27 AM 9:53

FELIX E. ... REGISTER
DAVIDSON COUNTY, TN.

DCTN01WC





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

RECEIVED OF _____

FOR _____ BOOK 9231 PAGE 239

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 71000.00
CON TX 262.70
PRFEE 1.00
WDEED 8.00
TOTAL 271.70
CHECK 271.70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID 07-94-0001 3921

11512
IDENTIF. & REFERENCE

94 JAN 27 AM 9:53
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 749854