Box 5

Box 5

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby declare that the actual consideration for this transfer, or the true value of the property transferred, whichever is greater, is $ 45,000.00.

AT
GRANT

Sworn to and subscribed before me this 2nd day of October, 1998.

NOTARY PUBLIC My commission expires:_____

My Commission Expires NOV. 24, 2001

Map and Parcel No. 9-208.00

Address of New Owner:
Emory Bowen, Jr. & Roberta W. Bowen
8006 Ridgewood Road
Goodlettsville, TN 37072

Send Tax Notices To:
Same.

WARRANTY DEED

BOOK 11144 PAGE 518

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned, WANDA FAYE WALKER, unmarried, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto EMORY BOWEN, JR. and wife, ROBERTA W. BOWEN, as tenants by the entirety, hereinafter referred to as Grantees, their heirs and assigns forever, all of their right, title and interest in the following described real estate, situated in Davidson County, State of Tennessee, to wit:

See legal description, Attachment "A" hereto, made a part hereof.

This is unimproved property, known as 5 acres on Ridgewood Road, Goodlettsville, TN.

THIS CONVEYANCE IS SUBJECT to the 1998 Davidson County property taxes, which are being prorated.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to 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. Said property is conveyed subject to such limitations, easements, setback lines, restrictions and encumbrances as may affect the premises. Wherever used herein, the singular form shall include the plural, the plural the singular, and the use of any gender-specific pronoun shall be applicable to all genders.

IN WITNESS WHEREOF, the said WANDA FAYE WALKER has hereunto set her signature, this 2nd day of October, 1998.

WANDA FAYE WALKER

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 WANDA FAYE WALKER, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the foregoing Warranty Deed for the purposes and considerations therein contained.

WITNESS my hand and official seal at office, this 2nd day of October, 1998.

NOTARY PUBLIC

My commission expires:_____

My Commission Expires NOV. 24, 2001

Prepared By

This Instrument Prepared By:
J. Wayne Thomas, Attorney at Law
RELS/Real Estate Loan Services of Tennessee, Inc.
1100 Kermit Drive, Suite 204
Nashville, TN 37217

When Recorded Return to:
RELS
1100 Kermit Drive, Suite 204
Nashville, TN 37217

Attachment "A": Legal Description.
Emory Bowen, Jr. and wife, Roberta W. Bowen.

That certain property located and situated in Davidson County, Tennessee, and more particularly described as follows:

LAND in Davidson County, Tennessee, being Tract No. 1 of a part of the T. J. Wilkinson Estate located in the 14th Civil District of Goodlettesville, Davidson County, Tennessee, and is more particularly described according to a survey by R.L. Montoya-Land Surveying, Inc., dated October 25, 1995, as follows:

BEGINNING at an iron rod (new) in the northerly margin of Ridgewood Road marking the southeast corner of the Carl M. Keaton Property as of record in Deed Book 2639, page 419, Register's Office for Davidson County, Tennessee, and the southwest corner of this described tract; thence, leaving said margin with the common line of said property, North 04 deg. 00' 00" East 577.58 feet to an iron rod (new) marking the northwest corner of this described tract; thence, with an existing old fence line along the northerly line of this described tract, South 89 deg. 02' 54" East, 537.97 feet to an iron rod (new) marking the northeast corner of this described tract and the northwest corner of Tract No. 2; thence, with the common line of said tracts, South 33 deg. 59' 20" West, 781.03 feet to an iron rod (new) in the northerly margin of Ridgewood Road; thence, with said margin with a curve to the left having a radius of 501.83 feet and a distance of 163.51 feet to the point of beginning, containing 5.00 acres, more or less.

BEING the same property conveyed to Wanda Faye Walker, unmarried, by deed from Bradley D. Derrick, unmarried, dated November 14, 1996, recorded November 18, 1996, of record in Book 10261, page 392, Register's Office for Davidson County, Tennessee.

Initials

0137 10/06 0101 03CHECK 177.50

98 OCT -6 AM 10:13

DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

0496673

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

RECEIVED OF _____

FOR _____

BOOK 11144 PAGE 520

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 45000.00
CON TX 166.50
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 177.50
CHECK 177.50

10/06/98 01 10:15 0001 0137

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0496673
IDENTIF. # REFERENCE

98 OCT -6 AM 10:13

CILL GARNER, REGISTER
DAVIDSON COUNTY, TN.

No. 1355399