BOOK 11372 PG. 89

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 390,000.00

47

X _____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF March 19 99

_____
Notary Public

MY COMMISSION EXPIRES: 3/23/02
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

CASTLEMAN & GREENE, PLLC, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Steven G. McLaughlin	First Union Mortgage Corporation	MAP 39
(NAME)	(NAME)	
6956 Old Hickory Blvd	1100 Corporate Center Dr.	PARCEL 120
(ADDRESS)	(ADDRESS)	
Whites Creek, TN 37189	Raleigh, NC 27607-5066	
(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, Mary G. England, Individually and Executrix of the Estate of Jere Donald England, Deceased

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Steven G. McLaughlin, 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:

99 MAR -5 PM 5:27
DAVIDSON COUNTY REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

0557535

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

Being part of the same property conveyed to Cecilia S. England and son, Jere Donald England by deed from W. J. Johnson, widower, of record in Book 2276, Page 491 Register's Office for Davidson County, Tennessee. The said Cecilia S. England having predeceased Jere Donald England and by will of Will Book 88, Page 400, in the Probated Court for Davidson County, Tennessee, said property was devised to Jere Donald England. The said Jere Donald England having since died, and by his Last Will and Testament, of record in Will Book 214, Page 285, devised and bequeathed said property to his wife, Mary G. England; and pursuant to Letters of Testamentary regarding the estate of Jere Donald England, his widow Mary G. England was appointed Executrix of the estate (97P972).

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

4833 03/05 0101 03CHECK 1458.00

This is improved (X) property, known as 6956 Old Hickory Blvd, Whites Creek, TN 37189 unimproved ( )
(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 4th day of March, 19 99

X Mary G. England
Mary G. England, Individually

+ Mary G. England
Mary G. England, Executrix

Property located in the 1st Councilmanic District of Davidson County, Tennessee and being described according to a survey by J. Bruce Rainey, Surveyor # 823, dated February 25, 1999, and known as Job No. 990011, as follows:

Beginning at an iron pin set in the center of a drain in the southerly margin of Old Hickory Boulevard, said pin being the Northeast corner of the herein described tract and the Northwest corner of the C. R. Jones property of record in Book 2153, Page 356, R.O.D.C., TN.; thence leaving the margin of said road with Jones' westerly line
S 20 degrees 12' 40" W 248.08' to an 8" Ash Tree; thence
S 71 degrees 23' 15" W 407.00' to a 28" Box Elder; thence
S 61 degrees 09' 49" W 343.48' to a 30" Maple; thence
S 51 degrees 19' 09" W 540.00' to an iron pin set; thence
S 11 degrees 43' 52" E 1023.00' to an existing iron pin at the Northeast corner of the Samuel Ingram property of record in Book 4478, Page 424, R.O.D.C., TN.; thence with Ingram's northerly line S 86 degrees 41' 19" W 1033.05' to an iron pin set in the northerly line of the Robert Bobel property of record in Book 6831, Page 931, R.O.D.C., TN.; thence with Bobel's line the following calls :
N 63 degrees 00' 00" W 144.37' to an iron pin set; thence
N 00 degrees 00' 00" E 148.50' to an iron pin set; thence
N 60 degrees 00' 00" W 191.40' to an iron pin set at the Southeast corner of the George R. Hazlewood property of record in Book 5858, Page 280, R.O.D.C., TN.; thence with Hazlewood's line the following calls:
N 02 degrees 41' 13" E 265.71' to an old tree stump; thence
N 07 degrees 40' 12" W 595.91' to a 14" Hickory; thence
N 72 degrees 13' 41" W 426.68' to an iron pin set; thence
N 28 degrees 00' 00" E 363.00' to an iron pin set; thence
N 08 degrees 00' 00" W 280.50' to an iron pin set; thence
N 49 degrees 25' 13" W 181.85' to an iron pin set, a corner to the Aldis B Gordon property of record in Book 2929, Page 459, R.O.D.C., TN.; thence with the southerly line of Aldis the following calls:
S 75 degrees 51' 02" E 158.40' to an iron pin set; thence
N 57 degrees 35' 58" E 219.54' to a 20" Hickory; thence
N 89 degrees 13' 10" E 197.31' to twin 6" Maples; thence
S 71 degrees 21' 54" E 181.32' to a 14" Cedar; thence
S 35 degrees 04' 01" E 339.16' to an 8" Elm; thence
S 42 degrees 04' 38" E 143.97' to a 10" Maple; thence
S 71 degrees 20' 20" E 130.93' to a rock pile by a Hickory Tree; thence
N 60 degrees 33' 41" E 486.57' to an iron pin set; thence
N 80 degrees 04' 15" E 430.66' to a 14" Hickory; thence
N 77 degrees 46' 07" E 300.28' to an iron pin set; thence
N 03 degrees 07' 54" W 153.12' to an iron pin set; thence with the center of a spring branch S 65 degrees 46' 33" E 437.83' to an iron pin set in the southerly margin of Old Hickory Boulevard, 25' from the centerline; thence with said road
S 63 degrees 47' 16" E 79.19' to the point of beginning, containing 69.08 acres, more or less.

Being the same property conveyed to Cecilia England and son Jere Donald England by deed of record in Book 2276, Page 491, R.O.D.C., TN.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR
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UNSATISFACTORY WHEN RECEIVED

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 Mary G. England

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 within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 4th day of March 19 99.

Commission expires 3/23/02

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

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11372 PG. 92

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

0557535

IDENTIF. & REFERENCE

99 MAR -5 PM 5:27

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT 390000.00
CON TX 1443.00
PRFEE 1.00
WDEED 12.00
CFEE 2.00
TOTAL 1458.00
CHECK 1458.00

03/05/99 01 17:26 0001 4833

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1434000