BOOK 11556 PAGE 780

47

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 260,900.00

Marilyn E Moore
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF June 19 99

Notary Public

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

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
Marilyn E. Moore	FRANKLIN AMERICAN MORTGAGE	MAP 12
(NAME)	(NAME)	
6478 Lickton Pike	501 CORPORATE CENTER DRIVE, S-400	PARCEL 171
(ADDRESS)	(ADDRESS)	
Goodlettsville, TN 37072	FRANKLIN, TN 37067	
(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, N. Eric Swenson and wife, Jill A. Swenson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Marilyn E. Moore, 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:

A certain tract of land located in the 10th Civil District of Davidson County, Tennessee, being Tract "C" as shown on a survey by Barry Graer and Association, entitled, "Boundary Survey and Division of the Tinnin and Simpson Land", dated April 8, 1988, of record in Book n/a, Page n/a, Register's Office for Davidson County, Tennessee, and more particularly described as follows:

BEGINNING at an iron pin set in the northerly Right-of-Way of Lickton Pike, said point being located North 74 degrees, 46 minutes, 26 seconds East, a distance of 100.66 feet from the Southwest corner of the property conveyed to Tinnin and Simpson by deed of record in Book 6881, page 959, Register's Office for Davidson County, Tennessee, and proceeding as follows: LEAVING said Right-of-Way of Lickton Pike, and severing the land of said Tinnin and Simpson, North 23 degrees, 41 minutes, 43 seconds West, a distance of 744.19 feet to an iron pin; THENCE, North 27 degrees 57 minutes, 45 seconds West a distance of 750.00 feet to an iron pin; THENCE, South 86 degrees, 50 minutes, 32 seconds West, a distance of 140.83 feet to an iron pin; THENCE, North 20 degrees, 32 mintues, 04 seconds West, a distance of 556.90 feet to an iron pin set in the southerly line of the property conveyed to Arles B. Greene by deed of record in Book 6882, page 241, Register's Office for Davidson County, Tennessee; THENCE, with the line of said Greene, South 85 degrees, 44 minutes 35 seconds East, passing the common corner between the property of said Greene and the property conveyed to John E. Wright by deed of record in Book 6882, page 228, Register's Office for Davidson County, Tennessee, and continuing with the southerly line of said Wright, a total distance of 265.19 feet to an

CONTINUED

TEST 07/02 0102 03CHECK 980.33

This is improved (X) unimproved ( ) property, known as 6478 Lickton Pike, 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 30th day of June 19 99

N. Eric Swenson

Jill A. Swenson

LEGAL DESCRIPTION CONTINUATION

iron pin; THENCE, leaving the line of said Wright, and severing the land of the previously mentioned Tinnin and Simpson, South 20 degrees, 35 minutes, 48 seconds East a distance of 628.30 feet to an iron pin; THENCE, South 23 degrees, 57 minutes, 45 seconds East, a distance of 1353.29 feet to an iron pin set in the northerly Right-of-Way of Lickton Pike; THENCE, with said Right-of-Way of Lickton Pike, South 74 degrees, 46 minutes, 26 seconds West, a distance of 50.17 feet to the beginning, containing 5.01 acres, more or less.

Being the same property conveyed to N. Eric Swenson and wife, Jill A. Swenson by deed from Sara J. Simpson and husband, James E. Simpson, of record in Book 9145, Page 21, Register's Office for Davidson County, Tennessee.

060719
IDENTIFICATION REFERENCE
99 JUL -2 PM 3:56
FILED CAROL J. KELLY, REGISTER
DAVIDSON COUNTY, TN.

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 N. Eric Swenson and wife, Jill A. Swenson

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 30th day of June, 1999.

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 11556 PAGE 783

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

0607419
IDENTIF. & REFERENCE

99 JUL -2 PM 3:56

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CHRT
2e0900.00
CON TX 965.33
PRFEE 1.00
MBEED 12.00
CFEE 2.00
TOTAL 980.33
CHECK 980.33
07/02/99 01 15:56 0001 7897

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1486295