Box 17

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 04/05/06 11:16 3 pgs
Fees:18.00 Taxes:669.70
20060405-0039010

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 181,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF March 2006

Laura A. Beasley
Notary Public

MY COMMISSION EXPIRES: 11/14/09
(AFFIX SEAL)

LAURI A. BEASLEY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Coomer and Jenkins, Suite 230, 392 Hardin Place, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry A. Raymon (NAME)	same (NAME)	MAP 58
4351 CATO ROAD (ADDRESS)	(ADDRESS)	PARCEL 48
NASHVILLE TN 37218 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	and 47

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, Fred C. Shadowens and wife, Edith S. Shadowens

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO A 1/2 undivided interest to Larry A. Raymon and wife, Joynell E. Raymon, as joint tenants with right of survivorship, and a 1/2 undivided interest to Chad ** 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:

Tract 1:
Land in the 13th Civil District of Davidson County, Tennessee, being a tract marked No. 2-B, on the survey of L. C. Claxton Land and described according to a survey made by Ernest Medlin, March 21, 1964, described as follows:

Beginning at a spike in the center of Cato Road, the same being located North 20 deg. 30' West and 138 feet from the southeast corner of a parcel of land known as Tract No. 2 and being part of the property conveyed to Leland C. Claxton and wife, by deed from D. A. Wheatley and wife, as of record in Book 1323, page 73, Register's Office for said County; thence South 89 deg. 24' West 1545 feet to an iron pin in a fence; thence with said fence, North 1 deg. 15' East 115 feet to an iron pin, the northwest corner of Tract No. 2; thence North 89 deg. East, along an easement line described in Book 3675, page 559, and shown on the plat of record in Book 3675, page 560, 1441 feet to a point in the center of a branch which runs along the westerly margin of Cato Road, the last mentioned point located South 36 deg. 10' East and 17.3 feet from the original northeast corner of Tract No. 2; thence South 36 deg. 10' East with center of said branch 130.7 feet to a point in the center of the branch; thence South 20 deg. 30' East leaving said branch 30 feet to a spike in the center of Cato Road, the same being the point of beginning and containing 4.47 acres.

CONTINUED

unimproved ( )
This is improved (X) property, known as 4321 Cato Road, Nashville, TN 37218
(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 March, 2006

Fred C Shadowens
Fred C. Shadowens

Edith M Shadowens
Edith S. Shadowens

**A. Raymon, a single person ED. Said undivided 1/2 interests are owned as tenants in common.

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 Fred C. Shadowens and wife, Edith S. Shadowens

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 Nashville, Tennessee this 30th day of March 2006.

Commission expires 11/14/09

Laura A. Beasley
Notary Public

LAURA A. BEASLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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 _____ .

My commission expires _____

_____
Notary Public

LEGAL DESCRIPTION CONTINUATION

Being the same property conveyed to Fred C. Shadowens and wife, Edith S. Shadowens by deed from Leland C. Claxton and wife, Bonnie C. Claxton of record in Book 3816, page 493, Register's Office for Davidson County, TN.

Tract 2:
Land in the 13th Civil District of Davidson County, Tennessee, being the rear four (4) acres, more or less, of the Curry S. Williams property.

Beginning at a point in the northwest corner of the Curry S. William property being Sloan's southwest corner and being an old corner post and iron stake. Thence North 88 deg. 10' East 720 feet with Sloan's line to a point; thence South 1 deg. 15' West 230 feet with Williams new rear line to a point in Shadowens line; thence South 80 deg. 10' West 720 feet to a point marked by an iron stake; thence North 1 deg. 15' East 230 feet with Sloan's line to the point of beginning.

Being the same property conveyed to Fred Clarence Shadowens and wife, Edith May Shadowens by deed from Curry S. Williams and wife, Rebecca C. Williams of record in Book 4725, page 75, Register's Office for Davidson County, Tennessee.

Fred C. Shadowens and Fred Clarence Shadowens are one and the same person. Edith S. Shadowens and Edith May Shadowens are one and the same person.

Subject to sewer easements of record in book 6255, page 467 and Book 8326, page 204, said Register's Office.

Subject to right of way for Cato Road and flow of creek.

Taxes for the year 2006 are prorated and assumed by the Grantee(s) herein.

The legal description is the same as the previous deed of record.