This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

WARRANTY DEED

BOOK 5639 PAGE 370

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Ernest C. Threadgill, III	First Tennessee Bank N. A. Memphis	141-15B-3-
(NAME)	(NAME)	
7404 Rolling River Parkway	P. O. Box 474	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37221	Memphis, Tennessee 38101	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------
----------($10.00)---------- *Dollars,*

cash in hand paid by Ernest C. Threadgill, III and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Willis L. Shane and wife, Lana J. Shane

have this day bargained and sold, and do hereby transfer and convey unto the said Ernest C. Threadgill, III

the Grantees herein, their (successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 96 on the Plan of Rolling River Estates, Phase II, as of record in Book 5200, page 7, Register's Office for said County, described as follows: Beginning on the southerly margin of Rolling River Parkway at the corner of Lots Nos. 95 and 96; thence with the line between said two lots southerly 100 feet; thence easterly 136.03 feet to the westerly margin of Stone Creek Road; thence with the same northerly 69.89 feet to the beginning of a curve; thence around said curve having a radius of 25 feet northwesterly 39.27 feet to the southerly margin of Rolling River Parkway; thence with the same westerly 134.49 feet to the beginning.

Being the same property conveyed to Willis L. Shane and wife, Lana J. Shane by deed from John Cook and wife, Virginia S. Cook and Allen Earps and wife, Betty frances Earps, of record in Book 5354, page 235, Register's Office for said County.

This conveyance is subject to the plan of record in Book 5200, page 7, Register's Office for said County, shows Owner's Certificate, a 20-foot setback line from Rolling River Parkway, a 20-foot setback line from the westerly line, a 30-foot setback line from Stone Creek Road, a 10-foot public utility and drainage easement and a 2.5 X 25-foot utility anchor easement; declaration of covenants, conditions and restrictions, including lines for annual and special assessments, of record in Book 4892, page 689, made applicable to Phase II, of record in Book 5214, page 933, said Register's Office; and By-Laws of Rolling River Estates, Inc., of record in Book 4892, page 679, said Register's Office, made applicable to Phase II, of record in Book 5214, page 933, said Register's Office; and restrictive covenants of record in Book 4788, page 960, as amended in Book 4871, page 640, and made applicable to Phase II, of record in Book 5214, page 933, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 66,900.00

Subscribed and sworn to before me, this the 18th day of August 19 80

Affiant Ernest C Threadgill III

My commission expires: 4/3/84 (Affix Seal)

Notary Public Mary Ensley

unimproved ( )
This is improved (X) property, known as 7404 Rolling River Parkway, Nashville, Tennessee 37221
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for 1980 taxes which are prorated and assumed by the purchasers.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 18th *day of* August *19* 80*, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Willis L. Shane

Lana J. Shane

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Ensley, *a Notary Public in and for said County and State,* Willis L. Shane and wife, Lana J. Shane

the within named bargainors, with whom I am personally acquainted, and who acknowledged that they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *this* 14th *day of* August, *19*80

Mary Ensley
Notary Public

Commission expires 4/8/84

NOTARY PUBLIC Davidson County, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ... *a Notary Public of the State and County aforesaid, personally appeared* ..... *with whom I am personally acquainted, and who, upon oath, acknowledged* ..... *self to be* ..... *of the* ..... *the within named bargainor, a corporation, and that* ..... *he as such* ..... *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* ..... *self as* .....

Witness my hand and seal, at office in ..... *this* ..... *day of* ....., *19*.....

..... *Notary Public*

Commission expires .....

CHICAGO TITLE INS. CO.
23362

WARRANTY DEED

FROM
Willis L. Shane and wife,
Lana J. Shane

TO

Ernest C. Threadgill, III

G.O.3.2.5.4.

IDENTIF. REFERENCE

AUG 19 2 12 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

6706

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5639 PAGE 372

RECEIVED OF _____

FOR _____

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

66900.00- CO
173.94 CO TX
.50 PRFEE
6.00 WDEED
CHECK 180.44-
6706A08/19/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

60254

T
IDENTIF. REFERENCE

AUG 19 2 12 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TENN.

No. 774755