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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $_____

$84,000.00 Margaret Johnson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF May, 19 83

Betty L. Thomas
Notary Public

MY COMMISSION EXPIRES: 4/17/83

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer, Attorneys, 20th Floor, 1st American Center, Nashville, TN 37238
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: Dominion Bancshares | MAP-PARCEL NUMBERS |
|---|---|---|
| BRIAN E. SNELL (NAME) | Mortgage Corporation (NAME) | MAP 141-12 |
| 7020 Bay Cove Trail (STREET ADDRESS OR ROUTE NUMBER) | 9900 Main Street, Fairfax Sq#200 (STREET ADDRESS) | PAR A-2-CO |
| Nashville, TN. 37221 (CITY) (STATE) (P. O. ZIP) | Fairfax, Virginia 22031 (CITY) (STATE) (ZIP) | |

FOR AND IN 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, ALLEN EARPS BUILDERS, INC.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BRIAN E. SNELL and wife, BILLIE KAYE SNELL

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:

LAND in Davidson County, Tennessee, being Lot No. 164A on the Plan of Rolling River Estates, Phase 4A, as of record in Book 5800, page 126, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Allen Earps Builders, Inc., by deed from Metropolitan Federal Savings & Loan Association, of record in Book 6003, page 670, Register's Office for Davidson County, Tennessee.

H 52499

IDENTIF. REFERENCE

JUN 7 10 49 AM '83

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN

This is { unimproved ( ) / improved (X) } property, known as 7020 Bay Cove Trail, Nashville, TN. 37221
(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 his hand this 26th day of May, 19 83

ALLEN EARPS BUILDERS, INC.

Allen Earps, President

By: Allen Earps, President

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor___, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19___.

Commission expires _____ _____
Notary Public

_____

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Allen Earps and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the President and _____ respectively of the ALLEN EARPS BUILDERS, INC. the within named bargainor, a corporation, and that (he / they) as such President and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Allen Earps as such President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville, Tennessee on this the 26th day of May, 19 83.

My commission expires 7/17/83 Betty S Ehrisman
Notary Public

# WARRANTY DEED

FROM

ALLEN EARPS BUILDERS, INC.

TO

BRIAN E. SNELL

BILLIE KAYE SNELL

PREPARED BY:

SATURN & MAZER, Attorneys
20th Floor
First American Center
Nashville, Tennessee 37238

Phone: 259-3666

# OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR BOOK 6070 PAGE 791

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|

| | | |
|---|---|---|
| 84000.00- | CO | |
| 218.40 | CO TX | |
| .50 | PRFEE | |
| 6.00 | MDEED | |
| | CHECK | 224.90- |
| 3158A06/07/83 | BAL | .00 |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

H52499

IDENTIF. REFERENCE

JUN 7 10 49 AM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 954488