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BOOK 6469 PAGE 554

WARRANTY DEED

FROM: Gary Ganick and wife, Milbrey B. Ganick

TO: Charles A. Daugherty

This instrument was prepared by:
Robert N. Buchanan, III
Farris, Warfield & Kanaday
Seventeenth Floor
Third National Bank Building
Nashville, Tennessee 37219

Address New Owner(s) as Follows: 756 Greeley Dr. Nashville, Tennessee 37205

Send Tax Bills To: same

Map-Parcel Numbers
130-9-119

Field Book Numbers
7DZ-31125

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Fifty Thousand Dollars ($50,000.00).

Charles A. Daugherty
Affiant

SUBSCRIBED AND SWORN TO before me, this the 7 day of January, 1985.

Robert N. Buchanan, III
Notary Public

My Commission Expires: 4-17-88

FOR AND IN CONSIDERATION OF the sum of Ten Dollars ($10.00) and other good and valuable consideration the receipt and sufficiency of which are hereby acknowledged, Gary Ganick and wife, Milbrey B. Ganick, as Grantors, have bargained and sold, and by these presents do transfer and convey unto the said Charles A. Daugherty, as Grantee, his heirs, successors, and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> Lot 7 of Block 4 on the Plan of Highlands of Belle Meade as of record in Book 547, page 180, Register's Office for Davidson County, Tennessee.
>
> Said Lot 7 fronts 100 feet on the westerly side of Nichol Lane, formerly Midland Drive, and extends back 176.35 feet on the north line and 177.3 feet on the south line to a dead line measuring 100 feet thereon.
>
> Being the same property conveyed to Grantors by deed from G. E. Thornton of record in Book 5967, page 46, said Register's Office.

This is unimproved property, known as 1223 Nichol Lane, Nashville, Tennessee.

01/07 139.50 CHECK

1596

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs, successors, and assigns, forever.

And Grantors do covenant with the said Grantee that Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except for taxes for 1985, and an easement for sanitary sewers, storm drainage, water mains and appurtenances of record in Book 6346, page 567, said Register's Office.

And Grantors do further covenant and bind themselves, their heirs, successors, and assigns, to warrant and forever defend the title to the said land to the said Grantee, his heirs, successors, and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 7th day of January, 1985.

GARY GANICK

MILBREY B. GANICK

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Robert M. Buchanan, a Notary Public of said County and State, GARY GANICK, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 7th day of January, 1985.

Robert M. Buchanan
Notary Public

My Commission Expires: 4-17-88

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Robert N. Buchanan, a Notary Public of said County and State, MILBREY B. GANICK, 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 Nashville, Tennessee, this 7th day of January, 1985.

Robert N. Buchanan
Notary Public

My Commission Expires: 4-17-88

I:7:5: 1:9 3:

IDENTIF. REFERENCE

JAN 7 4 19 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

BOOK 6469 PAGE 557

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
			50000.00-	CAMT.
			130.00	CSTAX
			.50	PRFEE
			9.00	WDEED
			CHECK	139.50-
			1696A01/07/85	BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 7 5 1 9 3 1

IDENTIF. REFERENCE

JAN 7 4 19 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 99370