THIS INSTRUMENT WAS PREPARED BY
LAW OFFICES OF
McKINNEY, DAVIS & HART
Suite One 1309 Gallatin Road, North
Madison, Tennessee 37115

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Stephen C. Sanders & Wife Rose W. Sanders (NAME)	SAME (NAME)	Map #64
5741 Norland Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel #69
New Orleans, LA 70114 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	4D27098

WARRANTY DEED

For and in consideration of the sum of Ten ($10.00)---------- DOLLARS

cash, and other good and valuable consideration, the receipt of which is hereby acknowledged, we, James Robert Morrison and wife, Christine Morrison,

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have bargained and sold, and by these presents do transfer and convey unto the said Stephen C. Sanders and wife, Rose W. Sanders

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

BEING a tract of land on the westerly margin of General Kershaw Drive, and described according to a lot survey by E. Doug Worsham & Associates, Land Surveyors, dated June 5th, 1985, as follows:

BEGINNING at a point in the westerly margin of General Kershaw Drive; thence leaving said margin North 88 degrees 08' 13" West 1124.82 feet to a point in a fence line and the easterly margin of a Private Drive; thence along the margin of the same North 0 degrees 30' 34" East 199.05 feet to a point; thence leaving said margin South 88 degrees 10' 14" East 1124.09 feet to a point in the westerly margin of General Kershaw Drive; thence with the margin of the same South 0 degrees 18' 30" West 199.73 feet to the point of the beginning and containing 5.15 acres, more or less.

BEING the same property conveyed to James Robert Morrison and wife, Christine Morrison, by deed from Leah Hannah (Mrs. J. L.) Evans of record in Book 5313, page 966, Register's Office for Davidson County, Tennessee.

This is unimproved (X) improved ( ) property, known as Lot on General Kershaw Drive
(House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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.

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 6th day of June, 19 85.

James Robert Morrison

Christine Morrison

STATE OF TENNESSEE

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COUNTY OF DAVIDSON

Personally appeared before me, the Undersigned, a Notary Public in and for said County and State, the within named James Robert Morrison and wife, Christine Morrison,

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 Madison, Tennessee, this 6th day of June, 1985.

My commission expires 1-19-1986 Notary Public Bobby Dean Davis

STATE OF TENNESSEE

COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged to be the and respectively of , the within named bargainor, a corporation, and that as such and executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said as and attesting the same by the said as .

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

Notary Public

Commission expires

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 45,000.00

This is equal to or greater than the property would bring at a fair and voluntary sale.

Stephen C. Sanders

Sworn to and subscribed before me this 6th day of June, 1985.

My commission expires 1-19-1986 Notary Public Bobby Dean Davis

This instrument was prepared by:

McKinney, Davis & Hart, 1303 Gallatin Road, North, Madison, TN, 37115

Name Address

WARRANTY DEED

FROM

James Robert Morrison, et ux,

TO

Stephen C. Sanders, et ux.

IDENTIF. REFERENCE

JUN 17 10 00 AM '85

FEE REGISTER DAVIDSON COUNTY, TN

J 1342 7

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

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CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

45000.00- CAMT.
117.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 123.50-
871 A 06/17/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 1 3 4 2 7

IDENTIF. REFERENCE

JUN 17 10 00 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 145124