This Instrument Prepared By:
Barry W. Bedford, Attorney
Suite 201, Arena Place
2001 Charlotte Avenue
Nashville, TN 37203

Address of New Owner(s)
Rowe C. Lamb et ux
203 Donelson Pike
Nashville, TN 37214

Send Tax Bills to:
Same

Map-Parcel No.:
96-5-126

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, HERBERT C. RUCK and wife, ELMIE A. RUCK (the "Grantor") has this day bargained and sold, and does hereby transfer and convey to ROWE C. LAMB and wife, INGRID A. LAMB (the "Grantees"), their heirs, successors, and assigns, the following described land in Davidson County, Tennessee, to-wit:

Lot No. 6 on the Map of Colonial Village, as of record in Book 1424, page 58, Register's Office for said County.

Said Lot No. 6 fronts 70 feet on the west side of Donelson Pike and runs back between lines, 199.45 feet on the north line and 202.9 feet on the south line, to a dead line in the rear on which measures 70 feet.

Included in the above description but specifically excluded herefrom, is that portion of said Lot No. 6 conveyed to the Metropolitan Government of Nashville & Davidson County by instrument of record in Book 4148, page 745, in said Register's Office, described as follows, to wit:

Said part of Lot No. 6 fronts 70 feet on the east side of the present Donelson Pike and runs back between lines north 89 degrees 15 minutes east 4.5 feet on the north line and north 89 degrees 15 minutes east 7.0 feet on the south line to the relocated east margin of Donelson Pike, on which it measures 70.04 feet, containing 400 square feet, more or less.

This conveyance is made subject to 1986 property taxes, which have been prorated and assumed by the Grantees.

This is improved property known generally as 203 Donelson Pike, Nashville, Tennessee 37214.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees and their heirs, successors and assigns, forever.

AND Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as herein set out. Grantor further covenants and binds itself, its successors and assigns to warrant and forever defend the title to said real estate to said Grantees, their heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

CHECK

1240

IN WITNESS WHEREOF, the Grantor has executed this instrument on this 24th day of June, 1986.

HERBERT C. RUCK

ELMIE A. RUCK

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $115,000.00.

AFFIANT

SUBSCRIBED TO AND BEFORE ME, THIS 24th DAY OF June, 1986.

NOTARY PUBLIC

My Commission Expires: My Commission Expires Sept. 9, 1989

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On the 24th day of June, 1986, before me personally appeared Herbert C. Ruck and wife, Emily A. Ruck to me known or prove to me on the basis of satisfactory evidence to be the persons described in and who executed the forgoing instrument, and who acknowledged the execution of the same to be their free act and deed.

WITNESS MY HAND and official seal.

NOTARY PUBLIC

My Commission Expires: 7-18-87

FILED
JUN 27 4 07 PM '86
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

15388

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

**RECEIVED OF** _____

**FOR** _____

BOOK 6902 PAGE 30

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | 115000.00- CAMT. | |
| | | | 299.00 CSTAX | |
| | | | .50 PRFEE | |
| | | | 6.00 WDEED | |
| | | | CHECK | 305.50- |
| 1240A06/27/86 | | | BAL | .00 |

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

153 8.

IDENTIFICATION REFERENCE

JUN 27 4 07 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

**No.** 264694