BOOK 6982 PAGE 72
File Box 43

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 85,700.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF September 19 86

Notary Public

MY COMMISSION EXPIRES 3/11/90
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, INC. ONE UNION STREET, CORNER OF FIRST AND UNION, NASHVILLE, TN. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP - PARCEL NUMBERS
Douglas Bennett, Jr.	Colwell Financial Corporation	142 #90
(NAME) 220 Hicks Road	(NAME) 700 West Liberty Street	9D57015
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37221	(STREET ADDRESS) Louisville, KY 40203	
(CITY) (STATE) (P.O. ZIP)	(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, V. J. Richards and wife, Joyce D. Richards and Anita A. Richards, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Douglas Bennett, Jr., unmarried

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 the 9th, formerly 14th Civil District of Davidson County, Tennessee, described according to a survey made on September 22, 1956, by T. R. Sanford and Ralph W. C. Lambert, Surveyors, as follows:

BEGINNING in the center of Old Hicks Road at the southwest corner of the property conveyed to Cledies E. Carter and wife, by deed from R. E. Lepley and wife, of record in Book 2100, Page 115, Register's Office for said County; thence with the center of said Old Road southerly 200 feet; thence north 79 degrees 01 min. east 20 feet to an iron pin in the easterly margin of said Old Road, being also the easterly margin of the New Hicks Road, continuing in the same direction 280 feet, in all 300 feet to an iron pin; thence north 5° 15' west 200 feet to an old iron pin, being the southeast corner of the Carter property; thence with Carter's southerly line south 78 degrees 49 min. west 291 feet to the easterly margin of the New Hicks Road, continuing in the same direction 9 feet, in all 300 feet to the beginning.

Being part of the same property conveyed to V. J. Richards and wife, Anita A. Richards by deed from R. E. Lepley and wife, Etta May Lepley, of record in Book Book 3104, Page 415, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

Joyce D. Richards, wife of the said V. J. Richards, joins in this conveyance for the purpose of conveying any and all right and title that she may now, or at any time in the future, have in subject property, especially her marital rights.

unimproved ( )
This is improved (X) property, known as 220 Hicks Road, (House Number) (Street) Nashville, TN 37221 (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 ti, 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 my hand this 12th day of September, 86

V. J. Richards

Anita A. Richards

Joyce D. Richards

STATE OF TENNESSEE
County of Davidson

BOOK 6982 PAGE 73

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named V. J. Richards and wife, Joyce D. Richards and Anita A. Richards, unmarried or proved to me upon the basis of satisfactory evidence the 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, Tennessee, this 12th day of September 19 86.

Commission expires 3/11/90

Notary Public

STATE OF TENNESSEE

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____

and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ 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 _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19_____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM
Vincent J. Richards

TO
Douglas Bennett, Jr.

Return to:
LAWYER'S ESCROW SERVICE
ONE UNION STREET
CORNER OF FIRST AND UNION
NASHVILLE, TENNESSEE 37201

43237

IDENTIFICATION REFERENCE

SEP 17 3 02 PM '86
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

BOOK 6982 PAGE 74

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
			85700.00- CAMT. 239.96 CSTAX. .50 PRFEE 6.00 WDEED CHECK 246.46- .00	

328 A 09/17/86 BAL

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

43237

IDENTIFICATION REFERENCE

Sep 17 3 02 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 296065