BOOK 7022 PAGE 599

WARRANTY DEED

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $85,000.00.

Ronald R Wohleking
AFFIANT
by Carol Lee Attorney in Fact

Subscribed and sworn to before me, this the 25th day of October, 1986.

Elaine Kessler
NOTARY PUBLIC
Comm. Exp. 10-24-88

THIS INSTRUMENT WAS PREPARED BY: Herbert L. Buchanan, Jr.
300 Hundred Oaks Tower
Nashville, TN 37204-3669

ADDRESS NEW OWNER:

Ronald R. Wohleking et ux
2925 Owendale Drive
Antioch, TN 37013

SEND TAX BILLS TO:

Banc Plus Savings Asso.
P. O. Box 47524
San Antonio, TX 78265-7524

MAP-PARCEL NUMBERS:

Map 150-5
Parcel 312
2D-36689

OCT 28 | 57 PM '86
FELIX E. NELSON III REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

5 7 3 3 7.

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, Garry L. Morrow and wife, Carolyn W. Morrow, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Ronald R. Wohleking and wife, Rhonda K. Wohleking, 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:

Lot 6, Section Four, Phase One, Forest View Park of record in Plat Book 5800, Page 289, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to Fox Ridge Company by deed from Kate Barksdale Cain, Trustee, and John E. Cain III, of record in Book 6158, Page 238, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 6312, Page 609 and Book 6220, Page 546, Register's Office for said County.

This conveyance is subject to any and all zoning regulations, building restrictions and setback line, if any, easements and right-of-way for public utilities.

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

Being the same property conveyed to Garry L. Morrow and wife, Carolyn W. Morrow, by Warranty Deed from the Fox Ridge Company, a Limited Partnership by W. B. Hughes, Vice-President, and Fox Ridge Homes, Inc. the General Partner and by Alphonse H. Davis, Vice-President, and of record in Book 6547, Page 667, Register's Office of Davidson County, Tennessee.

This is improved property known as: 2925 Owendale Drive
Antioch, TN 37013

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 25th day of October, 1986.

GARRY L. MORROW

CAROLYN W. MORROW

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Garry L. Morrow and wife, Carolyn W. Morrow, the bargainors, 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 Nashville, Davidson County, Tennessee, this 25th day of October, 1986.

Edna Elaine Reed
NOTARY PUBLIC

MY COMMISSION EXPIRES: Comm Exp 10-24-88

Exhibit "A" BOOK 7022 PAGE 602

SPECIFIC POWER-OF-ATTORNEY

WHEREAS, Ronald R.Wohleking et ux Rhonda, has contracted to buy/sell certain property known as 2925 Owendale Drive in Davidson County, Tennessee; and,

WHEREAS, Ronald R. Wohleking et ux Rondawill be out of town during the period of anticipated closing of said sale; and,

WHEREAS, the said Ronald R. Wohleking et ux Rhonda does desire to give Carl Lee Power of Attorney to transact said sale of said property and to execute any and all instruments necessary thereto, during his/her/their absence;

NOW, THEREFORE, Ronald R. Wohleking &Ronda does hereby appoint Carl Lee as his Attorney in Fact for the purpose of executing any and all papers relating to the sale/purchase of the property known as 2925 Owendale Drive, Davidson County, Tennessee, for the purpose of executing any and all papers or instruments relating to the sale including but not limited to the execution of the closing statements, deed, and all other legal instruments related thereto; by signing name(s) as Ronald R.Wohleking & Rhonda K.Wohleking by himself as Attorney in Fact. I, Ronald R. Wohleking & Rhonda K.Wohleking hereby name Carl Lee as my Attorney-in-Fact, and ratify his actions with respect to said closing of the sale of the property known as 2925 Owendale Drive, in Davidson County, Tennessee

WITNESS my/our hand to this my/our granting of Power of Attorney to Carl Lee, on this 24th day of September, 19 86.

Ronald R Wohleking

Rhonda K Wohleking

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority a Notary Public, in and for the said County and State, the within named Ronald R. Wohleking & Rhonda K Wohleking the bargainor, with whom I am personally acquainted, and who acknoweldged that he executed the within and foregoing (POWER OF ATTORNEY) instrument for the purposes therein contained.

WITNESS my hand and official seal at office in Nashville, Tennessee, this 24th day of September, 1986.

Commission expires: 10/23/88

NOTARY PUBLIC

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

RECEIVED OF [redacted]

FOR

BOOK 7022 PAGE 603

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
			238.00 CSTAX	
			.50 PRFEE	
			12.00 MOFEE	
			CHECK	250.50
			9313A 10/28/86 CAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

57337

IDENTIFICATION REFERENCE

Oct 28 1 57 PM 86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 05444