This Instrument Prepared By:
DAVID R. KENNEDY, ATTORNEY AT LAW
4207 Lebanon Road, Suite 200
Hermitage, Tennessee 37076

BOOK 7174 PAGE 173

ADDRESS NEW OWNER:
JAMES RONALD MORRISON
Rt. #4, Carter Lane
Mt. Juliet, TN 37122

SEND TAX BILLS:
First Tennessee Bank
P. O. Box 474
Memphis, TN 38101

MORTGAGEE:
First Tennessee Bank
P. O. Box 474
Memphis, TN 38101

MAP-PARCEL:
53-11-79
Parcel LW-08050

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees and other good and valuable considerations, including the assumption by Grantee of the balance of the indebtednesses due and owing to First Tennessee Bank in the approximate amount of $30,853.87 secured by a Deed of Trust of record in Book 5994, Page 186, R.O.D.C.T., and to Commerce Union Bank in the approximate amount of $10,300.00, secured by a Deed of Trust of record in Book 6602, Page 198, R.O.D.C.T., the receipt of which is hereby acknowledged, we, Terry Keith Morrison and wife, Linda Carol Morrison, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto James Ronald Morrison, a single person, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> Being Lot No. 9 of Block "B" on the Map of Subdivision No. 3 of Life & Casualty Insurance Company's property at Old Hickory, Tennessee, as of record in Book 974, Page 11, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 9 of Block "B" fronts 60 feet on the northeasterly side of Park Circle and runs back between parallel lines 165 feet to a dead line.
>
> Being the same property conveyed to Terry Keith Morrison and wife, Linda Carol Morrison, by Installment Deed from C. R. Bissinger and wife, Mary Jewell Bissinger, of record in Book 4504, Page 899, Register's Office for Davidson County, Tennessee.

This is improved property known as 137 Park Circle, Old Hickory, Davidson County, Tennessee, 37138.

This conveyance is made subject to all restrictions and easements of record, or which a visual inspection of the property would reveal and subject to an easement for a sewer of record in Book 1003, Page 51, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said James Ronald Morrison, a single person, his heirs and assigns, forever; and we, Terry Keith Morrison and wife, Linda Carol Morrison, do covenant with the said Grantee 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. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 19th day of March, 1987.

Terry Keith Morrison
TERRY KEITH MORRISON

Linda Carol Morrison
LINDA CAROL MORRISON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Terry Keith Morrison and wife, Linda Carol Morrison, 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 Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Hermitage, Tennessee, this the 19th day of March, 1987.

NOTARY PUBLIC

My Commission Expires: 4-19-87

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $52,000.00.

Terry Keith Morrison
AFFIANT

Subscribed and sworn to before me
this 19th day of March, 1987.

NOTARY PUBLIC
My Commission Expires: 4-19-87

MAR 19 1 31 PM '87
ELIZA K. KISSELL REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE
057744

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

RECEIVED OF _____

FOR _____

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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
			52000.00 CAMT.	
			146.60 CSTAX	
			.50 PRFEE	
			6.00 WDFEE	
			CHECK	152.10
			3929A03/19/87 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0574.4

IDENTIFICATION REFERENCE

MAR 19 1 31 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 59007