WARRANTY DEED

File Box 6 car

THIS INSTRUMENT WAS PREPARED BY
DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

BOOK 7560 PAGE 355

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Robert D.Lewis and wife,	Same	Map 143-2-A
Elaine P. Lewis (NAME)	(NAME)	Parcel 10
596 Harpeth Trace Dr. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tn. 37221 (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, Jacob S. Sherman, an unmarried person, and Cheryl F. Sherman, an unmarried person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert D. Lewis and wife, Elaine P. Lewis

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN COUNTY, Davidson STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lot No. 10 on the Plan of Harpeth Trace Estates, Phase Three, of record in Book 5200, pages 751, 752 and 753, Register's Office for said County, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Jacob S. Sherman and wife, Cheryl F. Sherman, by deed from Karen Gail Yazdian and husband, Fred Yazdian, of record in Book 6989, page 443, Register's Office for Davidson County, Tennessee, and being the same property vested in Jacob S. Sherman and Cheryl F. Sherman, as tenants in common, pursuant to a Final Decree of Divorce, No. 87D-3680, in the Fourth Circuit Court for Davidson County, Tennessee.

The above property is conveyed subject to those items listed in Exhibit A attached hereto and incorporated by reference as fully as though copied herein.

35935

IDENTIFICATION REFERENCE

JUN 2 11 09 AM '88

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

0698 06/02 0101 03CHECK 614.30

unimproved ( )
This is improved (X) property, known as 596 Harpeth Trace Drive, Nashville, Tenn.37221
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, 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 successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against 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 our hand s this 1st day of June ,19 88.

Jacob S. Sherman

Jacob S. Sherman

Cheryl F. Sherman

Cheryl F. Sherman

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jacob S. Sherman and Cheryl F. Sherman, 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 1st day of June, 1988.

Commission Expires: 5/13/89

Carol R. Rivers
Notary Public

STATE OF)
COUNTY OF)

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 purpose 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 day of , 19 .

My Commission Expires:

Notary Public

WARRANTY DEED

FROM

Jacob S. Sherman, an unmarried person, and Cheryl F. Sherman, an unmarried person

TO

Robert D. Lewis and wife, Elaine P. Lewis

RETURN TO:
Dearborn & Ewing
ATTORNEYS
NASHVILLE, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is $ 216,000.00 .

Subscribed and sworn to before me this 1st day of June, 1988.

My Commission Expires: 5/13/89

Carol R. Rivers
Notary Public

EXHIBIT A

1. 1988 Metropolitan Government taxes.

2. Declaration of Covenants and Restrictions of record in Book 5120, page 208, said Register's Office.

3. Declaration of Covenants, Conditions and Restrictions for Harpeth Trace Estates, of record in Book 5380, page 357, said Register's Office.

4. Supplemental Declaration of Covenants, Conditions and Restrictions, of record in Book 6274, page 148, Register's Office.

5. Sanitary Sewers and/or Storm Drainage Easement and any temporary construction easements of record in Book 4889, page 192, said Register's Office.

6. Easements for Access Road, Reservoir, Pumping Station Site, Water Mains and Appurtenances, of record in Book 5099, page 783, said Register's Office.

7. Easement for Water Mains and Appurtenances of record in Book 5142, page 690, said Register's Office.

8. Easement for Water Mains and Appurtenances of record in Book 5142, page 694, said Register's Office.

9. Sanitary Sewers and/or Storm Drainage Easement and any temporary construction easements of record in Book 5360, page 320, said Register's Office.

10. Sanitary Sewers and/or Storm Drainage Easement and any temporary construction easements of record in Book 5364, page 882, said Register's Office.

11. Overhead Line Easement of record in Book 6407, page 892, said Register's Office.

12. Overpass Construction Agreement of record in Book 5102, page 956, said Register's Office.

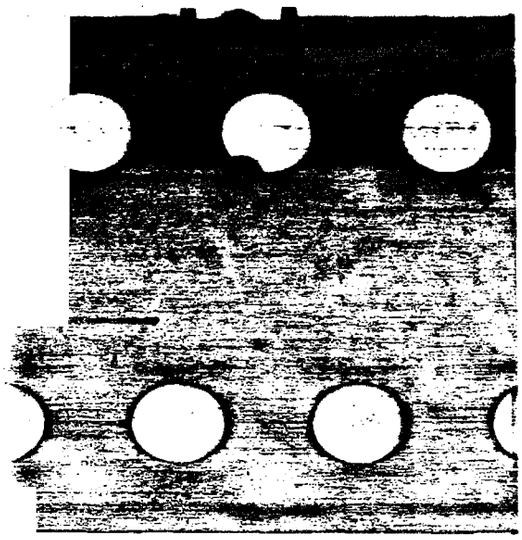
13. All matters as shown on the Plan of record in Book 5200, pages 751, 752 and 753, said Register's Office.

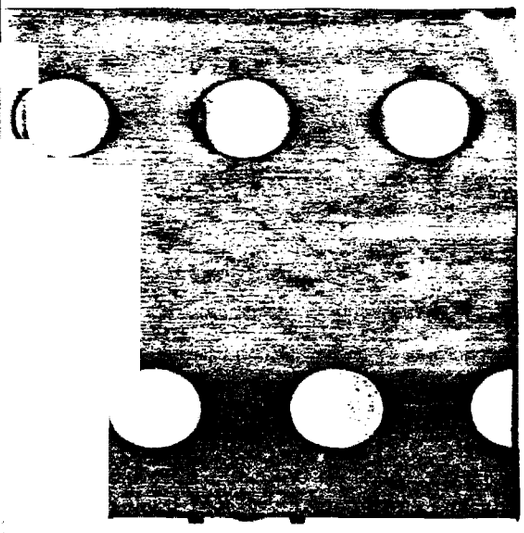
14. Charter of Harpeth Trace Services Association, of record in Book 5120, page 199, said Register's Office.

15. Rights of others in and to the common areas.

OFFICIAL RECEIPT

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





RECEIVED OF _____

FOR _____

BOOK 7560 PAGE 358

CD - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				MAMT 216000.00
				CON TX 604.80
				PRFEE 0.50
				WDEED 9.00
				TOTAL 614.30
				CHECK 614.30
06/02/88	01			11:13 0001 0698

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

35935

IDENTIFICATION REFERENCE

JUN 2 11 09 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 97602