BOOK 5 PAGE 5

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 36,998.13

Janet L. Harris
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF June 19 81.

Betty G. Freeman
Notary Public

MY COMMISSION EXPIRES: 7/17/83

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attys. 20th Floor, First American Center, Nashville, Tenn. 37238
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBER |
|---|---|---|
| SUSAN C. RUSSELL, et vir | LUMBERMAN'S INVESTMENT COMPANY | MAP 107-9 |
| (NAME) | (NAME) | |
| 823 Patricia Drive | P. O. Box 40 | PARCEL 31 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, Tenn. 37217 | Austin, Texas 78767 | 2DA-53732 |
| (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, I, WADE B. KERR, a single person,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SUSAN G. RUSSELL and husband, QUENTIN RUSSELL,

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 Davidson County, Tennessee, being Lot No. 196 on the Map of Bel-Aire Subdivision, Section II, as of record in Book 2900, pages 29, 30, 31 and 32, Register's Office for Davidson County, Tennessee.

SAID Lot No. 196 fronts 70 feet on the westerly side of Patricia Drive and runs back 179.5 feet on the north line and 110 feet on the south line to a dead line in the rear, measuring 98.5 feet thereon.

BEING the same property conveyed to Wade B. Kerr, a single person, by deed from Donald D. Watts and wife, Sylvia L. Watts, of record in Book 5425, page 163, Register's Office for Davidson County, Tennessee.

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to Schumacher Mortgage Company (now Lumberman's Investment Company), of record in Book , page , Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

This is (unimproved ( ) / improved (XX)) property, known as 823 Patricia Drive, Nashville, Tennessee 37217
(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, 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. 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 1st day of June, 19 81

Wade B. Kerr
WADE B. KERR

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named WADE B. KERR, a single person,

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 1st day of June 19 81.

Commission expires 7-17-83

Betty G Ehrman
Notary Public

STATE OF TENNESSEE
Davidson County

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
WADE B. KERR, a single person

TO
SUSAN G. RUSSELL, et vir

SATURN & MAZER, ATTORNEYS
20th Floor, 1st American Center
Nashville, Tennessee - 37238

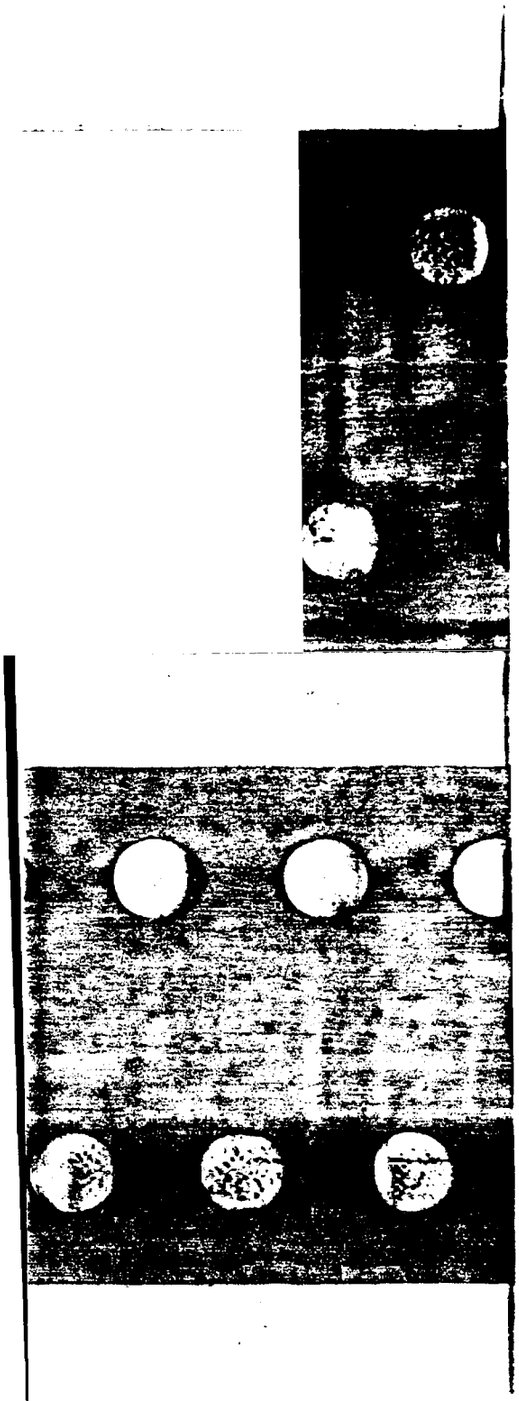
5005 04/12 0101 03CHECK 128.60

RUSH

FILED & RECORDED
DAVIDSON CO., TN.
82 APR 12 AM 11 29

INTANGIBLE TAX PAID

24270



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

RECEIVED OF _____

FOR _____

BOOK 7815 PAGE 377

| | | |
|---|---|---|
| CO - 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 |
|---|---|---|---|---|

| | |
|---|---|
| CAMT | 36998.13 |
| CON TX | 122.10 |
| PRFEE | 0.50 |
| WDEED | 6.00 |
| TOTAL | 128.60 |
| CHECK | 128.60 |

04/12/89 01 11:29 0001 5005

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

24270

IDENTIFICATION REFERENCE

Apr 12 11 29 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 199399