Mortgagee:
Wanda J. Ladd
125 South Hatton
Lebanon, TN 37087

COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 40,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF June, 1989.

Notary Public Ollie Mai Parsley

MY COMMISSION EXPIRES: May 2, 1991

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 50 Century Blvd., #120, Nashville, TN 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
J. Blake Freeman	Same	3DZ-65915
(NAME)	(NAME)	85-13
2413 Selma Drive	(STREET ADDRESS)	54
(STREET ADDRESS OR ROUTE NUMBER)		
Nashville, TN 37214		
(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, Wanda Jeanne Ladd unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO J. Blake Freeman and wife, Teresa B. Freeman

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:

BEGINNING at the low water mark of Stones River, the northwest corner of Lot 8 that was conveyed to E. E. Fulghum by deed from Mrs. Maude Keeling and husband, as of record in Book 882, page 303, Register's Office for said County and continuing with the western boundary of said tract, S 56 deg. 20 mins. 38 secs. W, passing through an oak tree 270 feet, more or less, to a stake at the southeast corner of the land conveyed to F. T. Patton, by deed from Mrs. Maude Keeling, as of record in Book 633, page 596, said Register's Office; and being in the south line of a 30 foot roadway created by said conveyance, being the northeast corner of the property conveyed to F. T. Patton, by deed from Lucy Bowen, et al, as of record in Book 996, page 250, said Register's Office; thence S 22 deg. 45 mins. 09 secs. W 160 feet to an iron pin at the southeast corner of the last mentioned tract of land; thence N 72 deg. 44 mins. 51 secs. W 215.71 feet to an iron pin at the southwest corner of said tract; thence N 11 deg. 12 mins. 37 secs. E 160.85 feet to a stake near a hackberry in the south boundary of the first mentioned tract of land, the northwest corner of the mentioned tract, and in the south line of said 30 foot roadway created by deed in Book 633, page 596, said Register's Office, N 1 deg. 33 mins. 46 secs. E 460 feet, more or less, to the low water mark of the Stones River; thence up said river with said low water mark, in a southeasterly direction approximately S 49 deg. 25 mins. 13 secs. E 590.93 feet to the point of beginning, containing 3.8 acres, more or less.

BEING the same property conveyed to Anthony Mark Ladd and wife, Wanda Jeanne Ladd by deed from Stephen P. Sandler, Trustee under Trust #101, with full power to transfer, mortgage, convey, and encumber without joinder of any beneficiary,

This is unimproved (X) improved ( ) property, known as Benson Road, Nashville, TN 37214
(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 8th day of June, 1989

Wanda Jeanne Ladd
Wanda Jeanne Ladd

STATE OF TENNESSEE }
County of Davidson }

BOOK 7861 PAGE 371

Ollie Mai Parsley

Personally appeared before me, ~~Wanda Jeanne Ladd~~, a Notary Public in and for said County and State, the within named

(or proved to me on the basis of satisfactory evidence)

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 8th day of June, 19 89.

Commission expires May 8, 1991

Ollie Mai Parsley 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 _____.

*(or proved to me on the basis of satisfactory evidence)

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

My commission expires _____

_____ Notary Public

WARRANTY DEED

FROM
Wanda Jeanne Ladd

TO
J. Blake Freeman and wife, Teresa B. Freeman

RUSH

FILED & RECORDED
DAVIDSON COUNTY, TN

Return to: JUN 9 9 33 AM

PRIORITY ESCROW SERVICES, INC.
50 Century Boulevard
Suite 120
Nashville, TN 37214

JOHN REFFETT
REGISTER

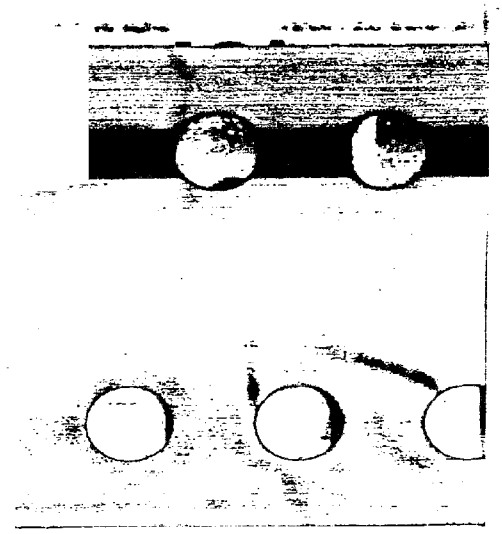
3991 1

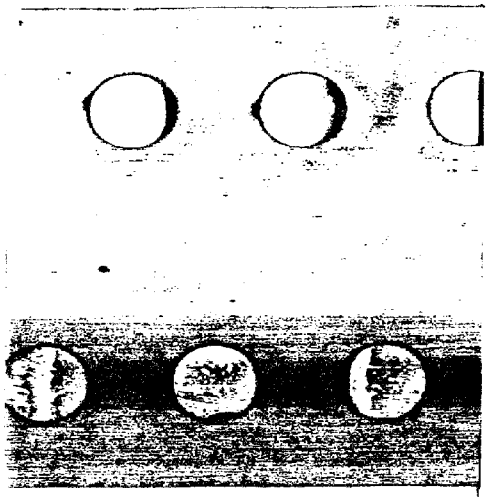
CONTINUATION PAGE FOR WARRANTY DEED

of record in Book 6503, page 639, Register's Office for Davidson County, Tennessee. Said property conveyed to Wanda Jeanne Dukes Ladd by Final Judgment in the Fifteenth Judicial District of Tennessee, Chancery Division, at Lebanon, filed of record in Book 7861, page 363, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to all existing easements of record.

3484 06/09 0101 03CHECK 138.50





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7861 PAGE 372

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 40000.00
				CON TX 132.00
				PRFEE 0.50
				WDEED 6.00
				TOTAL 138.50
				CHECK 138.50
06/09/89		01		09:35 0001 3484

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3961 IDENTIFICATION REFERENCE

JUN 9 9 33 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 217829