WARRANTY DEED

PREPARED BY:

J. K. WOODARD
Attorney at Law
175 East Main Street, 2nd Floor
Hendersonville, TN 37075
822-0030

MORTGAGEE:
Old Hickory Credit Union
1000 Industrial Drive
Old Hickory, TN 37138

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater for this transfer is $ 99,950.00.

Paul Morrison
Affiant

SWORN to and subscribed before me on this the 1st day of September, 1989.

Ellen B. May
NOTARY PUBLIC

NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires:
My Commission Expires Nov. 12, 1990

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Mr./Mrs. U. D. Sanders	Same as Owners	44-11
81 Jones Circle		45
Old Hickory, TN 37138		

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named **GRANTEES** and other good and valuable consideration the receipt of which is hereby acknowledged, we, **PAUL MORRISON and wife, AVIS RUTH MORRISON,** hereinafter called the **GRANTORS,** have bargained and sold and by these presents, do transfer and convey unto **U. D. SANDERS and wife, BETTY A. SANDERS,** hereinafter called **GRANTEES,** their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

TRACT NO. I: BEING Lot No. 27, River Vista Subdivision, Village of Old Hickory, as shown on plan recorded August 19, 1949, in Book 1424, Page 118, in Register's Office for Davidson County, Tennessee; located on Northwest corner of intersection of Jones Circle and Fourth Street, containing 0.50 acres, more or less.

BEING the same property conveyed to PAUL MORRISON and wife, AVIS RUTH MORRISON by Deed from O. R. HALLIBURTON and HATTIE BELLE HALLIBURTON of record in Book 1815, Page 523, Register's Office for Davidson County, TN.

TRACT NO. II: BEING the easterly 105 feet part of the southerly 12 inches part of Lot No. 26 on the Plan of River Vista, a plan of which is of record in Book 1424, Page 118, Register's Office for said County.

BEGINNING at a point, the northeasterly corner of Lot 27 and the southeasterly corner of Lot 26 and being the center of a fire hydrant, the common corner; thence westerly along the southerly line of Lot 26 and the northerly line of Lot 27 one hundred four (104) feet to a point in said line; thence northerly and parallel with Jones Circle 12 inches to a point; thence easterly parallel with the said

common line of Lots 26 and 27 one hundred four (104) feet to a point in the westerly margin of Jones Circle; thence southerly with the westerly margin of Jones Circle 12 inches to the point of beginning.

BEING the same property conveyed to PAUL MORRISON and wife, AVIS RUTH MORRISON by Deed from THOMAS G. JONES and wife, PAULINE T. JONES of record in Book 2906, Page 309, Register's Office for Davidson County, TN.

This is improved property known as 81 Jones Circle, Old Hickory, TN 37138.

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, 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 our hands this 1st day of September, 1989, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Paul Morrison
PAUL MORRISON

Avis Ruth Morrison
AVIS RUTH MORRISON

STATE OF TENNESSEE

2454 09/07 0101 03CHECK 270.67

COUNTY OF DAVIDSON

BEFORE me, undersigned, a Notary Public in and for the County and State aforesaid, personally appeared the within named, PAUL MORRISON and wife, AVIS RUTH MORRISON, the bargainors, with whom I am personally acquainted or proved to me on the basis of sufficient information, and who acknowledged the execution of the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Old Hickory, TN, this the 1st day of September, 1989.

Ellen B. May
NOTARY PUBLIC

ELLEN B. MAY NOTARY PUBLIC DAVIDSON COUNTY, TENN.

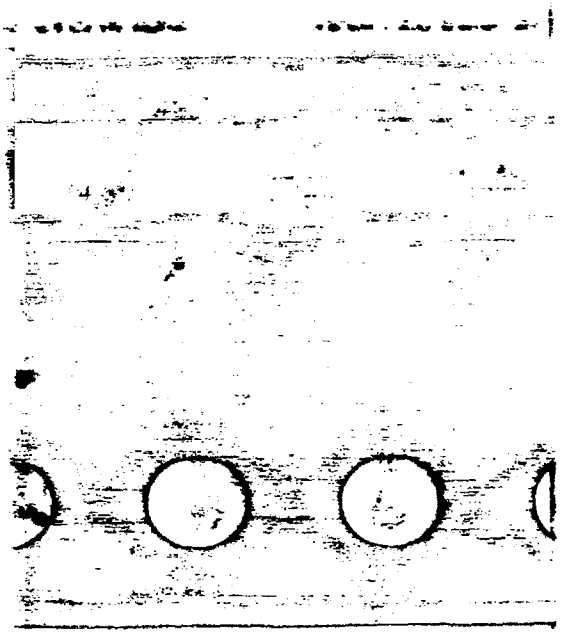
My Commission Expires: My Commission Expires Nov. 12, 1990

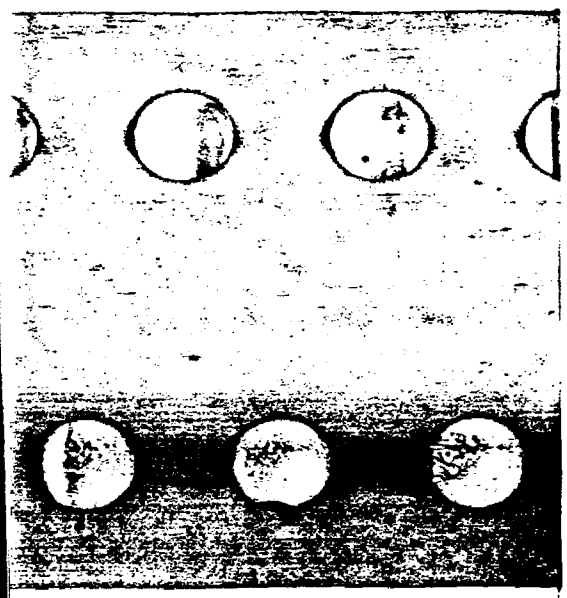
6.4.2.2.4.

IDENTIFICATION REFERENCE

SEP 7 9 39 AM '89

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7932 PAGE 941

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 79950.00
CON TX 263.67
PRFEE 1.00
WDEED 6.00
TOTAL 270.67
CHECK 270.67

09/07/89 01 09:39 0001 2454

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6.4.2.2.4.

IDENTIFI REFERENCE

SEP 7 9 39 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 246473