PREPARED BY: Milton W. Smith, Jr., Attorney
mail 4301 Hillsboro Road, #330
Nashville, TN 37215

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Patricia I. Hart	(Same)	Map 130-10
NAME:	NAME:	
4421 Tyne Boulevard	2933 Hillsboro Rd	Parcel 107
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37205	Brentwood, TN 37027	BM-09265
(CITY) (P.O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

BOOK 7968 PAGE 511

FOR AND IN CONSIDERATION of the sum of Ten and 00/100---------- .....
---------($10.00)---------- *Dollars,*
cash in hand paid by the Grantee, hereinafter named, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged,

Third National Bank in Nashville, Executor under the Will of Ora Lee Jones, deceased, Mary Diane Jones Brown, and Nancy Norvell Jones Warlow,

have this day bargained and sold, and do hereby transfer and convey unto the said Patricia I. Hart, hereinafter called Grantee, her

[redacted] *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

[see attached legal description]

76793

IDENTIF. REFERENCE

Oct 26 12 21 PM '89

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

9057 10/26 0101 03CHECK 1666.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 500,000.00

Subscribed and sworn to before me, this the 25th day of October, 1989

Affiant

My commission expires 1-11-93
(Affix Seal)

Notary Public

unimproved( )
This is improved (XX) property, known as 4421 Tyne Boulevard, Nashville, Tennessee 37205
(House Number) (Street) (P.O. Address) (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, her

[redacted] *heirs and assigns forever.* we *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our successors, *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantee, her

[redacted] *heirs and assigns, against the lawful claims of all persons.*

Witness our hand s *this* 19th *day of* October *19* 89 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Mary Diane Jones Brown
MARY DIANE JONES BROWN

Nancy Norvell Jones Warlow
NANCY NORVELL JONES WARLOW

BY: Mary Diane Jones Brown, her Attorney-In-Fact under Power of Attorney being recorded simultaneously herewith.

By Mary Diane Jones Brown

Third National Bank in Nashville, Executor under the Will of Ora Lee Jones, deceased

BY: Paula G. Brown, Asst V.P. & T.O.
Paula G. Brown, Assistant Vice-President and Trust Real Estate Officer

BOOK 7968 PAGE 512

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Mary Diane Jones Brown

the within named bargainor, with whom I am personally acquainted, and who acknowledged that she *executed the within instrument for the purpose therein contained.*

Witness my hand and official seal at Nashville *Tennessee this* 19th *day of* October 19 89

Commission expires 1-11-1992 *Notary Public*

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned *a Notary Public of the State and County aforesaid, personally appeared* Paula G. Brown *with whom I am personally acquainted, and who, upon oath, acknowledged* her *self to be* Assistant Vice-President and Trust Real Estate Office of the Third National Bank in Nashville *the within named bargainor, a corporation, and that* She *as such* Assistant Vice-President and Trust Real Estate Office *being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by* her *self as* Assistant Vice-President and Trust Real Estate Officer

Witness my hand and seal, at office in Nashville, Tennessee *this* 25th *day of* October 89

Commission expires 7-12-93 *Notary Public*

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared MARY DIANE JONES BROWN, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-In-Fact of NANCY NORVELL JONES WARLOW, the maker, and is authorized by the maker to execute this instrument on behalf of the maker.

Witness my hand, at Office, this 19th day of October, 1989.

My Commission Expires:
1-11-1992

Notary Public

WARRANTY DEED
FROM
TO

Compliments of
Colonial Title Company
Suite 110, Continental Plaza
4301 HILLSBORO ROAD
NASHVILLE, TENNESSEE 37215

In the 7th Civil District of Davidson County, Tennessee described as follows:

The easterly 112 feet of Lot 4 and the westerly 146 feet of Lot No. 5 on the Plan of Belle Meade Sub. No. 2 of record in Book 421, page 51, of the Register's Office for said County, and more particularly described as beginning at a point in the center of Tyne Blvd. said point being 388 feet easterly from the northwest corner of Lot No. 2 on said Plan being the corner between Lots Nos. 2 and 1 of said Plan; and 888 feet easterly from the center line of Belle Meade Blvd; thence along the center of Tyne Blvd south 56 1/2 degrees east 258 feet to a point; thence at right angles to Tyne Blvd. south 33 1/2 degrees west 216 feet, more or less to the center of Richland Creek; thence westerly down said creek with its center line and its meanders 260 feet, more or less, to a point; thence north 33 1/2 degrees east 265 feet, more or less, to the center of Tyne Blvd., the point of beginning.

Being the same property conveyed to Ernest Jones and wife, Ora Lee Jones, by deed of record in Book 1172, page 286, Register's Office for said County, and the same property conveyed to Ora Lee Jones by deed from Charles G. Brown, Trustee, of record in Book 6842, page 619, said Register's Office. The said Ernest Jones predeceased the said Ora Lee Jones, now also deceased. By Will of Ora Lee Jones of record in Will Book 167, page 544, Probate Court Clerks Office for said County, and by Order of The Chancery Court for Davidson County, Tennessee, at Nashville, No. 89-2672-II, a copy of which is being recorded simultaneously herewith, said property was devised to Third National Bank in Nashville, as Executor under the Will of Ora Lee Jones, deceased, with power of sell said property.

RECEIVED
OCT 12 1989
DAV. CO. CHANCERY COURT

IN THE CHANCERY COURT FOR DAVIDSON COUNTY, TENNESSEE
AT NASHVILLE

THIRD NATIONAL BANK IN NASHVILLE, Executor of the Estate of ORA LEE JONES, DECEASED,

Plaintiff,

v.

MARY DIANE JONES BROWN and NANCY NORVELL JONES WARLOW,

Defendants.

ORDER FILED & ENTERED
OCT 16 1989
MINUTE BOOK 155 PAGE 345

No. 89-2672-II

BOOK 7968 PAGE 514

AGREED ORDER

This matter came before the Court upon the application of Plaintiff to declare and determine the proper construction of Article Eighth of the Last Will and Testament of Ora Lee Jones, deceased, and the disposition to be made of the estate of the deceased thereunder.

It appears to the Court from the signatures of counsel below that the parties agree and the Court hereby finds that Mrs. Jones' husband did not survive her and that the Defendants are therefore the proper takers of Mrs. Jones' residuary estate under the terms of her Will; that the primary intent of Mrs. Jones as expressed in her Will was that Defendants receive distributions from her estate in equal shares; that in order to carry out the decedent's intent, the residence located at 4421 Tyne Boulevard should be sold by the Executor of the Estate of Ora Lee Jones for the gross contract price of Five Hundred Thousand Dollars ($500,000) under the terms of the contract attached to Plaintiff's complaint and the proceeds from the sale should be added to the decedent's residuary estate, and after such addition the residuary estate should be distributed equally between the Defendants, Mary Diane Jones Brown and Nancy Norvell Jones Warlow.

IT IS THEREFORE ORDERED THAT:

1. The residence located at 4421 Tyne Boulevard be sold by the Executor of the Estate of Ora Lee Jones for the gross contract price of Five Hundred Thousand Dollars ($500,000) under the terms of the contract attached to Plaintiff's complaint, and that the proceeds be added to the residuary estate of Ora Lee Jones, and that after such addition, the residuary estate be distributed equally between the Defendants as provided in Article Eighth of the Last Will and Testament of Ora Lee Jones.

C. Allen / H

Chancellor

APPROVED FOR ENTRY:

FARRIS, WARFIELD & KANADAY

By: Jane L. Davis by Kathryn A. Stephenson
Jane L. Davis
Sup. Ct. No. 9413

Attorney for Plaintiff
Suite 1900
Third National Financial Center
Nashville, Tennessee 37219
615-244-5200

TRABUE, STURDIVANT & DEWITT

By: Claiborne K. McLemore, III with permission
CLAIBORNE K. MCLEMORE, III
Sup. Ct. No. 7228

Kathryn A Stephenson

Attorneys for Defendant,
Mary Diane Jones Brown
25th Floor, 511 Union Street
Nashville City Center
Nashville, Tennessee 37219
(615) 244-9270

DEARBORN & EWING

By: Diane S. Kuhn with permission
Diane S. Kuhn,
Sup. Ct. No. 11031

Kathryn A Stephenson

Attorneys for Defendant,
Nancy Norvell Jones Warlow
Suite 1200, One Commerce Place
Nashville, Tennessee 37239
(615) 259-3560

6723D/10-11-89



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7968 PAGE 516

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 500000.00
CON TX 1650.00
PRFEE 1.00
WDEED 15.00
TOTAL 1666.00
CHECK 1666.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/26/89 01 12:23 0001 9057

76793

IDENTIF. REFERENCE

OCT 26 12 21 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 261173