Realty 43

FORM No. WD-1

BOOK 8050 PAGE 242

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE TRANSFER IS $ 140,000.00

Charles W Porter-Shirley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF February 1990

Notary Public

MY COMMISSION EXPIRES: January 11, 1992

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY: TAYLOR, SCHLATER, LASSITER, TIDWELL & TRENTHAM, ATTYS.
TAX BILLS TO OWNER P.O. BOX 1369, BRENTWOOD, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	MORTGAGEE:	MAP-PARCEL NUMBERS
Charles W. Porter-Shirley	First American National Bank	
(NAME)	(NAME)	
801 Lynnbrook Road	First American Center	117-5 34
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37215	Nashville, TN 37237	
(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, Durand Hite, Jr. and wife, Evelyn Y. Hite

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles W. Porter-Shirley and wife, Edith L. Porter-Shirley

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 part of Lot No. 22 on the Map of Ensworth Plan of Lots, as of record in Book 161, pages 136 and 137, Register's Office for Davidson County, Tennessee, and being known as the easterly part of Lot No. 6 and the easterly part of the north 10 feet of Lot No. 5 on the unrecorded Subdivision known as Lynbrook Place, and described as follows:

Beginning in the west margin of Lynbrook Road, at a point 10 feet south of the common corner of Lots 5 and 6; thence with said Road, North 0 deg. 45' East 91.03 feet to a monument; thence around a curve, in a northwesterly direction 31.36 feet to the south margin of Oaklawn Avenue; thence with said Avenue, westerly 211.52 feet to a point; thence leaving said Road, South 0 deg. 45' West 122.12 feet to a point; thence South 89 deg. 15' East 230.17 feet to the point of beginning.

Being the same property conveyed to Durand Hite, Jr. and wife, Evelyn Y. Hite, by deed from Ruth M. Mann, unmarried, of record in Book 7984, page 477, Register's Office for Davidson County, Tennessee.

Subject to easement for sanitary sewer and/or storm drainage in Book 3648, page 130, said Register's Office.

unimproved ( ) property, known as 801 Lynnbrook Road, Nashville, TN 37215
This is improved (XX) (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 our hands this 20th day of February, 19 90

Durand Hite, Jr.

Evelyn Y. Hite

STATE OF TENNESSEE
COUNTY OF Williamson

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Personally appeared before me, Elizabeth J. Smith, a Notary Public in and for said County and State, Durand Hite, Jr. and wife, Evelyn Y. Hite

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purpose therein contained, and who further acknowledged that _____ the _____ of the maker or a constituent of the maker and _____ authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at office in Brentwood, Tennessee this 20th day of February, 1990

Elizabeth J. Smith
Notary Public Elizabeth J. Smith

My commission expires: January 11, 1992

DEED

FROM
Durand Hite, Jr. and wife,
Evelyn Y. Hite

TO
Charles W. Porter-Shirley and
wife, Edith L. Porter-
Shirley

REALTY TITLE & ESCROW COMPANY, INC.
SUITE 150, 101 WESTPARK DRIVE
P.O. BOX 1369
BRENTWOOD, TN 37027

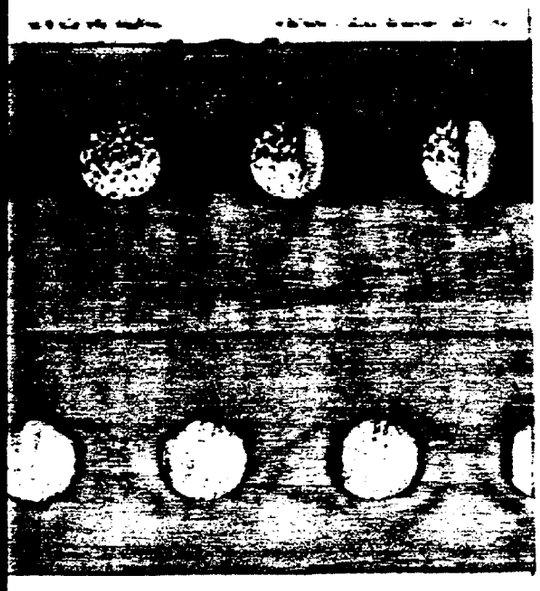
05555

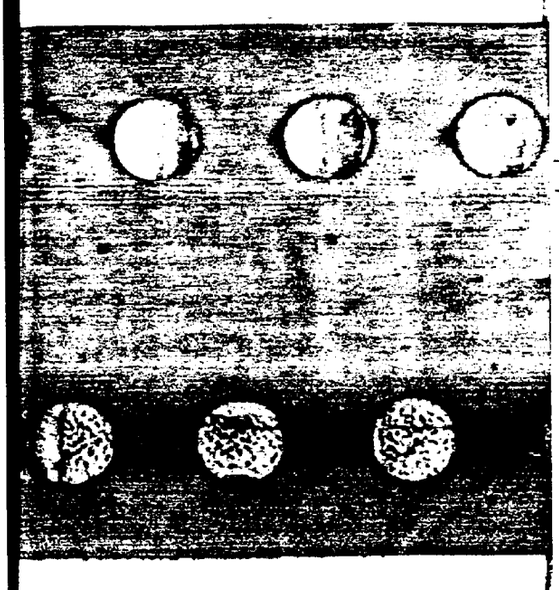
DOCUMENT REFERENCE

Feb 22 1 43 PM '90

WILLIAM A. WILSON JR.
DAVIDSON COUNTY TN.

4871 02/22 0101 CKCHECK 469.00





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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	140000.00
			CON TX	462.00
			PRFEE	1.00
			WDEED	6.00
			TOTAL	469.00
			CHECK	469.00
02/22/90	01	13:40	0001	4871

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05555

[illegible] REFERENCE

Feb 22 1 43 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 294847