BOOK 8169 PAGE 40 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $15,000.00

B.C. Smith Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th ~~2nd~~ DAY OF August 1990

B. Edwards
Notary Public

MY COMMISSION EXPIRES: Dep. Reg.
~~(AFFIX SEAL)~~

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN FEDERAL SAV. & LOAN 230 4TH AVE. N. NASHVILLE, TN
NAME ADDRESS

| NAME & ADDRESS OF PROPERTY OWNER: | NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES | MAP-PARCEL NUMBERS |
|---|---|---|
| ROBERT M. LANGLOIS (NAME) | SAME (NAME) | 64-11-A-07000C0 |
| 308 S. Cameron Ct. (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | 4D92076 |
| Herm. TN 37076 (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, METROPOLITAN FEDERAL SAVINGS AND LOAN ASSOCIATION

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ROBERT M. LANGLOIS AND WIFE, MYRA B. LANGLOIS

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. 70 on the Plan of Caleb Chase of record in Plat Book 6250, pages 821 and 822, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Metropolitan Federal Savings and Loan Association by Substitute Trustee's deed from Elizabeth M. Wilson, Substitute Trustee of record in Book 8144, page 165, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:
1990 Taxes which have been prorated and assumed by the grantees herein; Restrictive covenants contained in instrument of record in Book 4465, page 109, said Register's Office;
The plan of record in Book 4715, page 56, said Register's Office, showing as to a portion of the described property, an owner's certificate, certain public utility and drainage easements; not to be used as a building site unless approved by the Metropolitan Health Department; lot to be served by a septic system; Storm water Detention Agreement of record in Book 6548, page 557, Register's Office for said County; Declaration of Covenants, Conditions and Restrictions of record in Book 6777, page 453, said Register's Office as corrected in Book 6783, page 805, amended in Book 7189, page 553, said Register's Office
Office and matters shown on the Plan of Caleb Chase of record in Book 6250, pages 821 and 822, said Register's Office.

This is unimproved ( ) improved (X) property, known as 308 (House Number) South Cameron Court (Street) Hermitage (P.O. Address) TN (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 2nd day of August, 1990

METROPOLITAN FEDERAL SAVINGS AND LOAN ASSOCIATION

By: Harold W. Fitzpatrick
Harold W. Fitzpatrick
Senior Vice President

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STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor_____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that _____executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, Tennessee, this _____ day of _____, 19____.

_____Notary Public

Commission Expires_____

STATE OF TENNESSEE }
Davidson County }

Before me, Wanda Fults a Notary Public in and for the State and County aforesaid, personally appeared Harold W. Fitzpatrick

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Senior Vice President of the Metropolitan Federal Savings and Loan Association a corporation, and that he as such Senior Vice President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Senior Vice President.

Witness my hand and official seal at Nashville, Tennessee, this 2nd day of August 19 90

Wanda Fults Notary Public

Commission Expires 10-9-91

WARRANTY DEED

FROM
METROPOLITAN FEDERAL SAVINGS AND LOAN ASSOCIATION

TO
ROBERT M. LANGLOIS AND WIFE, MYRA B. LANGLOIS

ATTORNEYS TITLE™ A Minnesota Title Company

SUITE 175 — 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

47.37 1.

IDENTIFICATION REFERENCE

AUG 6 1 31 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

203 08/06/90 0101 CHECK 56.50

324 30

**OFFICIAL RECEIPT**

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

RECEIVED OF _____

FOR _____

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| | | |
|---|---|---|
| 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 15000.00
DON TX 49.50
PRFEE 1.00
MDEED 6.00
TOTAL ~~56.50~~
CHECK ~~56.50~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/06/90 01 13:34 0001 7503

47371

IDENTIFICATION REFERENCE

AUG 6 1 31 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 343966