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5.2190

THIS INSTRUMENT PREPARED BY:

ROBERT J. NOTESTINE, III, ATTORNEY AT LAW
104 WOODMONT BLVD., SUITE 501
NASHVILLE, TENNESSEE 37205

IDENTIFI REFERENC
3203 08/24 0101 03CHECK 455.80

Aug 24 1 00 PM
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

NEW OWNER:

Gary N. Benmark and Leslie A. Benmark, husband and wife
2935 Morgan Road
Joelton, Tennessee 37080

SEND TAX BILLS TO:
New Owner

MAP: 15-00-0
PARCEL: 123

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 (10.00) DOLLARS cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I/We, Bobby Joe Mays and Margaret A. Mays, husband and wife, the Grantor(s) have bargained and sold, and by these presents do hereby transfer and convey unto Gary N. Benmark and Leslie A. Benmark, husband and wife, the Grantee(s), Grantee's successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows to-wit:

Being land in the 14th Civil District of Davidson County, Tennessee described according to a survey made by John Kohl and Company dated August 23, 1983, as follows: Beginning at a point in the center line of Morgan Road, said point being the northwest corner of the property conveyed to James Garrison by deed from James William Harris and wife, of record in Book 4001, page 681; thence with the centerline of Morgan Road, South 87 degrees 30' East 200 feet to a point; thence leaving Morgan Road, South 2 degrees 30' West 1278 feet to a point in a fence line in Barnes' north line; thence with the fence lines, North 87 degrees 30' West 200 feet to the intersection of two fence lines being Omohundro's southeast corner' thence with the fence line, North 2 degress 30' East 1278 feet to the point of beginning, containing 5.87 acres more or less. Together with an easement across the adjacent parcel of land for egress and ingress purposes as described more fully in an instrument of record in Book 5259, page 462, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Bobby Joe Mays and Margaret A. Mays, husband and wife by Warranty Deed of record in Book 6124, Page 160, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

This is improved property commonly known as 2935

Morgan Road, Joelton, Tennessee 37080.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interest thereto belonging to the said Grantee(s), Grantee's successors and assigns, forever.

AND Grantor(s) do covenant with the said Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth hereinabove.

AND Grantor(s) do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the property to the said Grantee(s), its successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor(s) have caused this Deed to be executed this 10th day of August, 1990.

Bobby Joe Mays

Margaret A. Mays

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 10th day of August, 1990, before me, the undersigned, a Notary Public in and for the said County and State, personally appeared Bobby Joe Mays and Margaret A. Mays, husband and wife, , the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

NOTARY PUBLIC

My Commission Expires: 3-10-91

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $ 136000.00.

Affiant

Subscribed and sworn to before me this 10th day of August, 1990.

Notary Public

My Commission Expires: 3-10-91

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	GC - 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	136000.00
CON TX	448.80
PRFEE	1.00
WDEED	6.00
TOTAL	455.80
CHECK	455.80

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/24/90 01 13:12 0001 3203

5.2190.

IDENTIFI REFERENCE

Aug 24 1 00 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 349598