BOOK 8305 PAGE 49

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 65,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF February 19 91

Notary Public

MY COMMISSION EXPIRES 3-14-91
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO	MAP/PARCEL NUMBERS
Jerry Kevin Carter (NAME)	Atlantic Coast Mortgage Company (NAME)	MAP 112
4064 Manning Hollow Road (ADDRESS)	12700 Fair Lakes Circle-Ste 400 (ADDRESS)	PARCEL 65
Pegram, Tn 37143 (CITY) (STATE) (ZIP)	Fairfax, Virginia 22033 (CITY) (STATE) (ZIP)	9D 16445

FOR AND 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, John R. Hasselbacher and wife, Judy A. Hasselbacher

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jerry Kevin Carter and wife, Regina S. Carter

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 the 9th, formerly the 14th Civil District of Davidson County, Tennessee, in the Travis and Lewis Land Company's Subidvision of Small Farms, not of record, and described according to a copy of a survey made by John M. Sullivan, Engineer, dated May 11, 1978, as follows: Beginning at an iron pin in the southerly margin of Manning Hollow Road, the same being the northwest corner of Tract No. 2 and the northeast corner of Tract No. 1, said point bearing south 3 deg. west 30 feet from a point in the center of Manning Hollow Road, said point being 1,522.3 feet from the center line of Old Charlotte Pike at the intersection with Manning Hollow Road; thence with the point of beginning, south 3 deg. west 1,015 feet to an iron pin, the southwest corner of Tract No. 2 and the southeast corner of Tract No. 1, thence south 59 deg. 19' east 232 feet to an iron pin in the southeast corner of subject tract and the southwest corner of Tract No 3; thence with the line between said Tract No. 2 and Tract No. 3, north 3 deg. east 1,070 feet to a point in the southerly margin of Manning Hollow Road; thence with the southerly margin of Manning Hollow Road, south 80 deg. 45' west 81.7 feet to a point; thence south 78 deg. 45' east 100 feet to a point; thence south 80 deg. 05' west 37 feet to the point of beginning.

BEING the same property conveyed to John R. Hasselbacher and wife Judy A. Hasselbacher by deed from Bruce A. Bennett and wie Sydney V. Bennett of record in Book 6486, Page 938, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 4064 Manning Hollow Road, Pegram, Tn 37143
(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 hand s this 20th day of February, 19 91

John R. Hasselbacher

Judy A. Hasselbacher

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John R. Hasselbacher and wife, Judy A. Hasselbacher

the bargainor s, 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. Witness my hand and official seal at Nashville, Tennessee, this 20th day of February, 19 91.

Commission expires 3-11-91

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

97396

IDENTIF. REFERENCE

MAR 6 2 04 PM '91

DAVIDSON COUNTY, TENN.

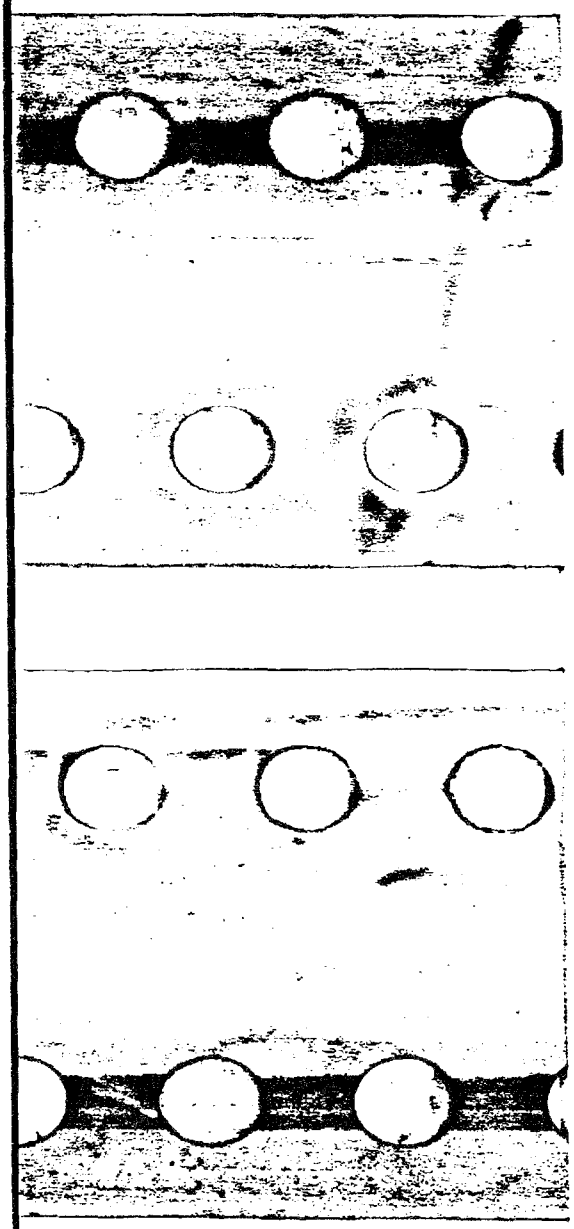
WARRANTY DEED

FROM
John R. Hasselbacher and wife, Judy A. Hasselbacher

TO
Jerry Kevin Carter and wife, Regina S. Carter

RETURN TO:
Saturn & Mazer, Attorneys
212 Third Avenue, North
Nashville, Tennessee 37201

1517 03/06 0101 03CHECK 223.15



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 65500.00
				CON TX 216.15
				PRFEE 1.00
				WDEED 6.00
				TOTAL 223.15
				CHECK 223.15
03/06/91	01			14:16 0001 1519

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

97396

IDENTIF. REFERENCE

MAR 6 2 14 PM '91

FELIX Z. WILSON, II
DAVIDSON COUNTY TN.

No. 402340