OWNER:
CARL R. MOTSINGER
111 Ensley Avenue
Old Hickory, TN 37138

SEND TAX BILLS TO:
Carl R. Motsinger
111 Ensley Avenue
Old Hickory, TN 37138

Map 44 Group -- Parcel 123

THIS INSTRUMENT PREPARED BY:

Rochelle, McCulloch & Aulds
Attorneys at Law
148 Public Square
Lebanon, TN 37087

mail

BOOK 8324 PAGE 594

D E E D

FOR AND IN CONSIDERATION of the sum of Fifty-Five Thousand Dollars ($55,000.00) cash in hand paid, the receipt of which is hereby acknowledged, I, COLLEEN MORTON, being the sole heir at law and the Executrix of the Estate of Ora Lee Blanks, have this day bargained and sold and by these presents do hereby transfer and convey unto CARL R. MOTSINGER and wife, IRENE LILY MOTSINGER, as tenants by the entirety, their heirs and assigns, forever, the following tract or parcel of land, situated and lying in the 4th Civil District of Davidson County, Tennessee, bound and described as follows, to-wit:

> Being Lot No. 79 on the map of Rayon City, as of record in Book 843, page 13, Register's Office for Davidson County. Said Lot No. 79 fronts 50 feet on the northwest side of Davis (now Ensley) Avenue, and runs back between parallel lines 140 feet to a dead line, and is bounded on the West by Warren; North by Davis (now Ensley) Avenue; East by Jordan; and South by Thompson.
>
> Being the same property conveyed to R. N. Blanks and wife, Oral Lee Blanks by deed of record at Book 1104, page 97, Register's Office for Davidson County, Tennessee. R. N. Blank is deceased leaving Ora Lee Blanks as surviving tenant by the entirety. Ora Lee Blanks conveyed a 1/2 undivided interest unto Coleen Morton by quitclaim deed, dated February 19, 1988, and of record in Deed Book 7476, page 148, Register's Office for Davidson County, Tennessee. Ora Lee Blanks is now deceased, leaving Coleen Morton as sole heir at law and as sole Devisee under the Will. Coleen Morton is one and the same person as Colleen Morton.
>
> This description is the same as in the prior deed.
>
> THIS IS IMPROVED PROPERTY

TO HAVE AND TO HOLD said property, together with any and all

appurtenances and improvements thereunto belonging, unto the said CARL R. MOTSINGER and wife, IRENE LILY MOTSINGER, their heirs and assigns, in fee simple, forever. BOOK 8324 PAGE 595

I COVENANT with said Grantees that I am lawfully seized and possessed of said property; that I have a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted below; and that I will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

This conveyance is made subject to any and all visible easements or rights-of-way, and subject to any and all matters shown on the plat of record at Book 843, page 13, said Register's Office.

POSSESSION to be given with date of deed.

Property taxes for the year 1991 shall be prorated as of the date of this deed.

WITNESS MY SIGNATURE hereto this 2nd day of April, 1991.

Colleen B. Morton Exr

COLLEEN MORTON, Executrix

Colleen B. Morton Exr

COLLEEN MORTON, Individually and as Devisee under the Will and Sole Heir at Law

STATE OF TENNESSEE)
)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a notary public of the state and county aforesaid, COLLEEN MORTON, Individually, and as Executrix and Devisee under the Will, and as Sole Heir at Law, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 2nd day of April, 1991.

Janice B. Boulton
Notary Public

My commission expires: 10-3-93

The actual consideration or value, whichever is greater for this transfer is $ 55,000.00

Carl R. Motsinger
AFFIANT

Sworn and subscribed to before me this 2nd day of April 19 91

Janice B. Boulton
NOTARY PUBLIC

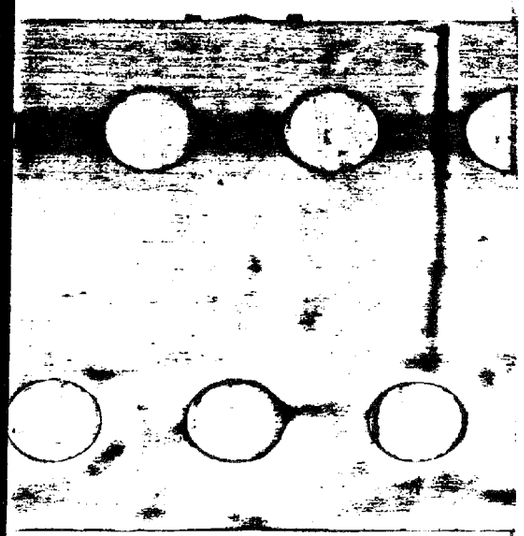
My commission expires 10-3-93

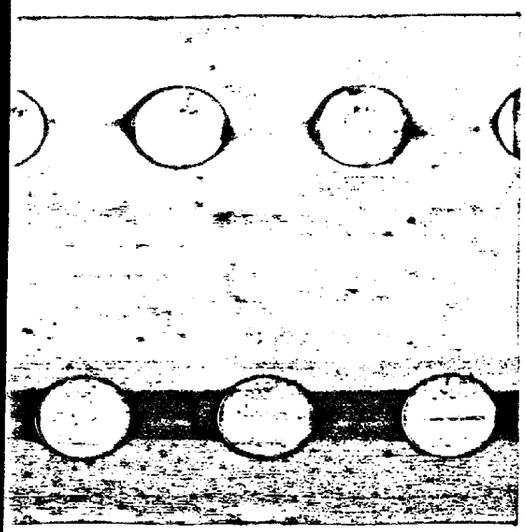
IDENTIF. REFERENCE

APR 4 1 28 PM '91
FELIX Z. [illegible]
DAVIDSON COUNTY TN.

94/04 0101 02CHECK 188.50

04380





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8324 PAGE 596

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 55000.00
CON TX 181.50
PRFEE 1.00
WDEED 6.00
TOTAL 188.50
CHECK 188.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/04/91 01 13:28 0001 2166

0438U

IDENTIF. REFERENCE

APR 4 1 28 PM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 410259