BOOK 8350 PAGE 773

This instrument was prepared by:
American Escrow Company, P. O. Box 1733,
Hendersonville, TN 37077, please return to same.

RE-RECORD BOOK 8353 PAGE 686

WARRANTY DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel Nos.
Kimberly A. Price	Same	34-14-19
107 Mayme Court		11D 26885
Madison, TN 37115		

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater, for this transfer is $23,000.00.

Affiant

Subscribed and sworn to before me, this the 13 day of May, 1991.

Notary Public

My Commission Expires: 11/19/94

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, I/We

LEROY N. CARTER, unmarried,

hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto

KIMBERLY A. PRICE, unmarried,

hereinafter called the Grantees, their heirs, successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows; TO WIT:

LAND in Davidson County, Tennessee, being Lot No. 8 on the Plan of Stanley Heights of record in Book 3300, Page 74, Register's Office for said County, to which Plan reference is hereby made for a more complete description.

BEING the same property conveyed to Leroy N. Carter and wife, Virginia B. Carter by deed from Claude Daniel Gentry and wife, Sara T. Gentry of record in Book 4473, Page 522, Register's Office for Davidson County, Tennessee. The said Virginia B. Carter a/k/a Virginia Belle Carter died on 11/14/90 in Davidson County, Tennessee.

This is improved property known as:
308 Dinwiddie Drive, Madison, TN 37115

THIS conveyance is subject to all restrictions and easements of record.

THIS conveyance is made subject to the Deed of Trust of record in Book 4275, Page 663, and subject to the Deed of Trust of record in Book 7083, Page 330, Register's Office for Davidson County, Tennessee; said Deeds of Trust secure certain indebtedness which is a part of the consideration for this transfer and the payment of said indebtedness shall be the responsibility of the Grantee.

Below line for Register's use

13882

IDENTIF. REFERENCE

MAY 13 1 25 PM '91

FELIX Z. DELISLE, REGISTER
DAVIDSON COUNTY, TN.

RTN-UP

1587 05/13 0101 03CHECK

85.90

THE PURPOSE OF THIS RE-RECORD IS TO RECORD THE POWER OF ATTORNEY OF LEROY N. CARTER SIMULTANEOUSLY.

MAXIMUM PRINCIPAL INDEBTEDNESS FOR TENNESSEE RECORDING TAX PURPOSES IS -0-.

BOOK 8350 PAGE 774
RE-RECORD BOOK 8353 PAGE 687

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 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, successors and assigns, against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

REFERENCE is hereby made to the Specific Durable Power of Attorney of Leroy N. Carter which instrument is being recorded simultaneously herewith.

WITNESS my hand, this the 13 day of May, 1991.

LeRoy N. Carter
By Betty Sadler
His Attorney in Fact

Leroy N. Carter, unmarried
By: Betty Sadler, his Attorney in Fact

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STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, Betty Sadler, in her capacity as Attorney in Fact by and for Leroy N. Carter, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney in Fact of the maker and is authorized by the maker to execute this instrument on behalf of the maker as his free act and deed.

Witness my hand, at office, this 13 day of May, 1991.

W. K. Georgas, Jr., Notary Public

My Commission expires: 11/19/94

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NOTARY PUBLIC AT LARGE STATE OF TENNESSEE W. K. GEORGAS JR.

RE-RECORD
14984

IDENTIFICATION REFERENCE

MAY 17 8 30 AM '91

FELIX Z. MITCHELL REGISTER
SUMNER COUNTY, TN

AFFIDAVIT OF ATTORNEY IN FACT

PURSUANT TO THE POWER OF ATTORNEY OF:

LEROY N. CARTER BOOK 8353 PAGE 688

STATE OF TENNESSEE
COUNTY OF SUMNER

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this Affidavit, or a certified true copy of this Affidavit, is attached was executed by the undersigned as Attorney in Fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power and authority granted unto the undersigned by said principal.

3. That the undersigned has no knowledge or notice of the termination of the power and authority granted unto the undersigned as Attorney in Fact for the said principal, either by revocation or by the said principal's death.

FURTHER THE AFFIANT SAYETH NOT:

WITNESS my hand on this the 13 day of May, 1991.

Betty Sadler
Betty Sadler

SWORN to and subscribed before me, this the 13 day of May, 1991.

W. K. Georgas, Jr., Notary Public

My Commission Expires: 12/29/90

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

2863 05/17 0101 03CHECK 9.00

[redacted]