This Instrument Prepared By:
JOHN T. GWIN, ATTORNEY AT LAW
2332 North Mt. Juliet Road
Post Office Box 888
Mt. Juliet, TN 37122

BOOK 8471 PAGE 790

ADDRESS NEW OWNER:
Carl D. Spruill and Donna F. Spruill
653 Atlanta Drive
Hermitage, TN 37076

SEND TAX BILL:
To Owner

MORTGAGEE:

MAP AND PARCEL:
Map 075
Group 08
Parcel 089

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Dan L. Mullins and wife, Mary J. Mullins, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Carl D. Spruill and wife, Donna F. Spruill, 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. 388 on the Plan of Tulip Grove, Section 6, of record in Book 4460, page 19, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 388 fronts 90 feet on the northeasterly margin of Atlanta Drive and runs back between lines 138 feet on the southeasterly side line and 139.68 feet on the northwesterly side line to a line at the rear measuring 90 feet thereon.
>
> This is the same description as the prior deed of record.
>
> Being the same property conveyed to Dan L. Mullins and wife, Mary J. Mullins by deed from Vernia M. Pratt, unmarried, dated August 24, 1979, as of record in Book 5488, page 758, Register's Office for Davidson County, Tennessee.

This is improved property known as 653 Atlanta Drive, Hermitage, TN 37076.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This instrument was prepared without title search, none having been requested, from documents and information provided by the parties.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Carl D. Spruill and wife, Donna F. Spruill, their heirs and assigns, forever; and we, Dan L. Mullins and wife, Mary J.

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

Witness our hands this the 24th day of October, 1991.

Dan L. Mullins

Dan L. Mullins

Mary J. Mullins

Mary J. Mullins

5.7.225

IDENTIFICATION REFERENCE

OCT 28 8 54 AM '91

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Dan L. Mullins and wife, Mary J. Mullins, 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 Warranty Deed for the purposes therein contained. Witness my hand and official seal at Mt. Juliet, Tennessee, this the 24th day of October, 1991.

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Patricia M. Devin

NOTARY PUBLIC

My Commission Expires: March 13, 1993

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual value or consideration, whichever is greater, for this transfer is $ 78,000.00.

AFFIANT

Subscribed and sworn to before me
this 24th day of October, 1991.

Patricia M. Devin

NOTARY PUBLIC
My Commission Expires: March 13, 1993

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

1993 10/28 0101 03CHECK 295.60

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 TX - STATE TAX CONVEY
WD WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 78000.00
CON TX 288.60
PRFEE 1.00
WDEED 6.00
TOTAL 295.60
CHECK 295.60

10/28/91 01 08:53 0001 6205

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.7.2 2 5.

IDENTIFICATION REFERENCE

Oct 28 8 54 AM '91

FELIX Z. WILSON, II

No. 470908