THIS INSTRUMENT PREPARED BY:
STEWART & BLACK, ATTORNEYS
333 SOUTH GALLATIN ROAD
MADISON, TN 37115

ADDRESS NEW OWNER:

DORRIS GOAD ET UX
INA GOAD
4609 CAMELLIA PL.
NASHVILLE, TN. 37216

SEND TAX BILLS TO:

SAME

MAP/PARCEL NUMBER:

MAP 061-08
PARCEL 104

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $50,000.00, THIS 7TH DAY OF FEBRUARY, 1992.

Dorris Goad
AFFIANT

Subscribed and sworn to me, this the 7TH day of FEBRUARY, 1992.

Denise C. Allen
Notary Public
My commission expires: 5-22-95

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 which are hereby expressly acknowledged, WE, ROGER C. SUTTON ET UX, NANCY S. SUTTON, hereinafter referred to as GRANTORS, have this day bargained and sold, and do hereby transfer and convey unto the said DORRIS GOAD ET UX, INA GOAD, hereinafter referred to as GRANTEES, THEIR successors, heirs and assigns, certain real estate in DAVIDSON County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of GRANTORS in and to any easements and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property").

This conveyance of the "Property", and all covenants and warranties contained herein, are made expressly subject to the exceptions and other matters set forth in Exhibit "B", which is attached hereto and incorporated herein by reference.

This is improved property known as 4609 CAMELLIA PLACE, NASHVILLE, TN 37216.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

GRANTEES, THEIR successors, heirs and assigns forever, WE covenant that WE ARE lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered except to the extent otherwise set forth in Exhibit "B" hereto.

WE further covenant and bind OURSELVES and OUR heirs and representatives, to warrant and forever defend the title to said GRANTEES, THEIR successors, heirs and assigns, against the lawful claims of all persons.

WITNESS my hand this 7TH day of FEBRUARY, 1992.

Roger C. Sutton
ROGER C. SUTTON

Nancy S. Sutton
NANCY S. SUTTON

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ROGER C. SUTTON ET UX, NANCY S. SUTTON, the within named bargainors, with whom I am personally acquainted (or who proved TO ME upon satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at MADISON, Tennessee, on this the 7TH day of FEBRUARY, 1992.

Denise C. Cox
notary public

My commission expires: 5-11-92

84811

IDENTIFICATION REFERENCE

FEB 18 11 13 AM '92

DAVIDSON COUNTY, TN

EXHIBIT 'A'

A lot or parcel of land in the 11th, formerly the 18th Civil District of Davidson County, Tennessee, being Lot No. 5 on the Plan of George C. Nolen's Subdivision of a 10-acre tract, not of record, described according to a survey made by Erle Drake, County Surveyor, May 30, 1935, as follows:

Beginning on the westerly margin of Newton Avenue, now Camellia Place, at the northeast corner of Lot No. 6 conveyed to Thomas B. Lamb et al, by deed from George C. Nolen, of record in Book 1300, page 613, Register's Office for said County; thence with the line between lots Nos. 5 and 6, westwardly 220 feet; thence north 6-3/4° west 100 feet to the corner of Lots Nos. 4 and 5; thence with the line between said two lots, eastwardly 220 feet to the westerly margin of said Avenue; thence with said Avenue, southwardly 100 feet to the beginning.

Being the same property conveyed to Roger C. Sutton et ux, Nancy S. Sutton, by Warranty Deed from Henry A. Harrison, Jr., of record in Book 8536, page 501, Register's Office for Davidson County, Tennessee.

EXHIBIT 'B'

1. Real property taxes for 1992 and all future years.

2. Unrecorded easements for roads and utilities, if any.

1907 02/18 0101 03CHECK
15.00
15.00

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

RECEIVED OF _____

FOR _____

BOOK 8551 PAGE 911

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	50000.00
			CON TX	185.00
			CON TX	185.00
			PRFEE	1.00
			WDEED	9.00
			~~TOTAL~~	~~380.00~~
			~~CHECK~~	~~380.00~~

02/18/92 01 11:13 0001 1906

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 380.00

8.4 8 I I

IDENTIFICATION REFERENCE

FEB 18 11 13 AM '92

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

TOTAL $195.00

VOID
CON TX 185.00
~~TOTAL 185.00~~
~~CHECK 185.00~~

No. 502473

02/18/92 01 11:13 0001 1907