This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

ADDRESS NEW OWNER:
Ronnie W. Hall and R. Dianne Hall
8045 S. Mt. Juliet Road
Hermitage, TN 37076

SEND TAX BILL:
To Owner

MORTGAGEE:

MAP AND PARCEL:
MAP 119-14
PARCEL 28
06DA-32022

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, I, Robert H. Sullivan, unmarried hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Ronnie W. Hall and wife, R. Dianne Hall, as tenants by the entirety, 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:

BEING Lot No. 7 of Block "E" on the Map of Woodbine Courts, Part Two, Not of record, described as follows:

BEGINNING at a point in the north margin of Tanksley Avenue at the corner of Lots Nos. 7 and 8; thence with the line between said lots northerly 155.5 feet to the corner of said Lots and of Lots Nos. 22 and 23; thence with the line between Lots No. 7 and 23, westerly 75 feet to the corner of said Lots and of Lots Nos. 6 and 24; thence with the line between Lots Nos. 6 and 7, southerly 155.5 feet to the north margin of Tanksley Avenue; thence with the margin of same, easterly 75 feet to the beginning.

Being the same property conveyed to Robert H. Sullivan, by deed from Richard Beasley, Executor of the Will of Lamar Pound Moulton of record in Book 8676, Page 247, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

This conveyance is subject to restrictions of record in Book 1163, Page 441, and such easements and setback lines of record on the unrecorded Plat.

Taxes for 1992 have been pro-rated and assumed by Grantee(s).

This is improved property known as 252 Tanksley Avenue, Nashville, TN 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Ronnie W. Hall and wife, R. Dianne Hall, their heirs and assigns, forever; and I, Robert H. Sullivan, unmarried do covenant with the said Grantees that I am 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 I do further covenant and bind myself, my 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 my hand this the 17th day of August, 1992.

Robert H. Sullivan

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Robert H. Sullivan, unmarried 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 Nashville, Tennessee, this the 17th day of August, 1992.

NOTARY PUBLIC

My Commission Expires: 5/22/93

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 25,250.00.

AFFIANT

Subscribed and sworn to before me this 17th day of August, 1992.

NOTARY PUBLIC
My Commission Expires: 5/22/93

37435

IDENTIFICATION REFERENCE

AUG 18 10 18 AM '92

JOHN J. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

1395 08/18 0101 03CHECK 102.24

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8703 PAGE 590

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 25250.00
CON TX 93.24
PRFEE 1.00
WDEED 8.00
TOTAL 102.24

CHECK 102.24
08/18/92 01 10:20 0001 1395

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3.7.4.3.5.

IDENTIFICATION REFERENCE

AUG 18 10 10 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 561156

[redacted] [redacted]