This Instrument Prepared By:
Law Offices of
ROBERT L. CALLIS
2745 N. Mt. Juliet Road
P. O. Box 726
Mt. Juliet, TN 37122-0726
(615) 758-5832

ADDRESS NEW OWNER:
ROYCE L. HONEYCUTT, JR.
1704 Overton Street
Old Hickory, Tennessee 37138

SEND TAX BILL:
New Owner

MORTGAGEE:
First Bank & Trust
1691 North Mt. Juliet Road
P. O. Box 355
Mt. Juliet, TN 37122-0355

MAP AND PARCEL:
MAP 053-07
GROUP
PARCEL 003

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, GLENN H. BISHOP, TRUSTEE, with full power to manage, hold, lease, encumber, sell or convey without the joinder of any beneficiary, hereinafter called the GRANTOR, have this date bargained and sold, and by these presents do hereby bargain, sell, transfer and convey unto ROYCE L. HONEYCUTT, JR. and wife, CHERYL D. HONEYCUTT, 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. 49, on the Plan of Section "E", Village of Old Hickory, as of record in Plat Book 1424, Page 132, Register's Office for said County, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Glenn H.Bishop, Trustee with full power to manage, hold, lease, encumber, sell or convey without the joinder of any beneficiary by deed from Lillie G. Kelley, et al of record in Book 8682, Page 394, said Register's Office.

This is improved property known as 1704 Overton Street, Old Hickory, TN 37138.

This conveyance is made subject to the following:

1. All public utility and private easements and right-of-ways shown of record, as well as those found upon inspection of the premises;

2. Telephone line easement of record in Book 662, Page 743, Register's Office for Davidson County, Tennessee;

3. Water, Sewer, Electric and/or Telephone Easements and Restrictions of record in Book 2017, Page 507, Register's Office for Davidson County, Tennessee;

4. Easements or rights of way contained in the instrument of record in Book 662, Page 556, Register's Office for Davidson County, Tennessee; and,

5. All matters appearing on the Plan of record in Plat Book 1424, Page 132, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, together with all the appurtenances, estate, title and interest thereto belonging unto the said ROYCE L. HONEYCUTT, JR. and wife, CHERYL D. HONEYCUTT, their heirs and assigns, forever; and I, GLENN H. BISHOP, TRUSTEE, with full power to manage, hold, lease, encumber, sell or convey without the joinder of any beneficiary, do further

covenant with the said GRANTEES that I am lawfully seized and possessed of said land in fee simple, have a good and lawful right to sell and convey same, and that same is unencumbered, unless otherwise set out herein; and do further covenant and bind myself, and my successors 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 10th day of September, 1992.

GLENN H. BISHOP, TRUSTEE

STATE OF TENNESSEE)

COUNTY OF WILSON)

Personally appeared before me, the undersigned, Notary Public in and for said County and State, GLENN H. BISHOP, TRUSTEE, with whom I am personally acquainted, and who acknowledged that he executed the within Warranty Deed for the purposes therein contained.

Witness my hand, at Office, this 10th day of September, 1992.

NOTARY PUBLIC

My Commission Expires: 1-10-94

STATE OF TENNESSEE)

COUNTY OF WILSON)

The actual value or consideration, whichever is greater, for this transfer is $42,000.00.

AFFIANT

Subscribed and sworn to before me on this 10th day of September, 1992.

NOTARY PUBLIC

My Commission Expires: 3/27/93

45521

REFERENCE

SEP 14 12 49 PM '92

PICK-UP

5380 09/14 0101 03CHECK 164.40

[redacted]

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8729 PAGE 42

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	42000.00
			CON TX	155.40
			PRFEE	1.00
			WDEED	8.00
			TOTAL	164.40
			CHECK	164.40

09/14/92 01 12:41 0001 6380

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

45521

TRANSFER REFERENCE

SEP 11 [illegible]

[illegible]

No. 570065