WARRANTY DEED BOOK 9010 PAGE 258

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $74,900.00.

X Susan L Geyer
Affiant

Sworn to and subscribed before me this 5 day of July, 1990.

Notary Public

My Commission Expires: 1-9-91

This instrument prepared by:

Robert F. Spann, Attorney, First American Center, Suite 1445
Nashville, Tennessee 37238-1445

| Address - New Owner: | Send tax bills to: |
|---|---|
| Harry B. Anderson<br>304 Brandywine Dr<br>Old Hickory, Tn 37138 | Same |
| Map - Parcel Number: | |
| Map 96-16, Parcel 56<br>FB #3DZ-81130 | |

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, RICHARD L. GEYER and wife, SUSAN L. GEYER, hereinafter called the grantors, have bargained and sold, and by these presents do transfer and convey unto HARRY B. ANDERSON, hereinafter called grantee, her 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. 55 on the plan of Hickory Bend Section 5, of record in Book 3600, page 45, Register's Office for said County.

Said Lot No. 55 fronts 78.00 feet on the westerly margin of Fitzpatrick Road and extends back 161.2 feet on the northerly line and 156.6 feet on the southerly line to a dead line in the rear, measuring 78.1 feet thereon.

Being the same property conveyed to Richard L. Geyer and wife, Susan L. Geyer, by deed from Susan L. Brantley, also know as Susan Lorette Anderson, now known as Susan L. Geyer, and husband, Richard L. Geyer, of record in Book 6724, page 643, Register's Office for Davidson County, Tennessee.

This is improved property known as 754 Fitzpatrick Road, Nashville, Tennessee 37215.

TO HAVE AND TO HOLD the same property, with all appurtenances, estate, title, and interest thereto belonging to the Grantee, his heirs and assigns, forever; and we do covenant with the said grantee that we are lawfully seised 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 grantee, his successors and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hands this 5 day of July, 1990.

X Richard L. Geyer
RICHARD L. GEYER

X Susan L. Geyer
SUSAN L. GEYER

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, RICHARD L. GEYER and SUSAN L. GEYER, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who under oath acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal this 5 day of July, 1990.

NOTARY PUBLIC

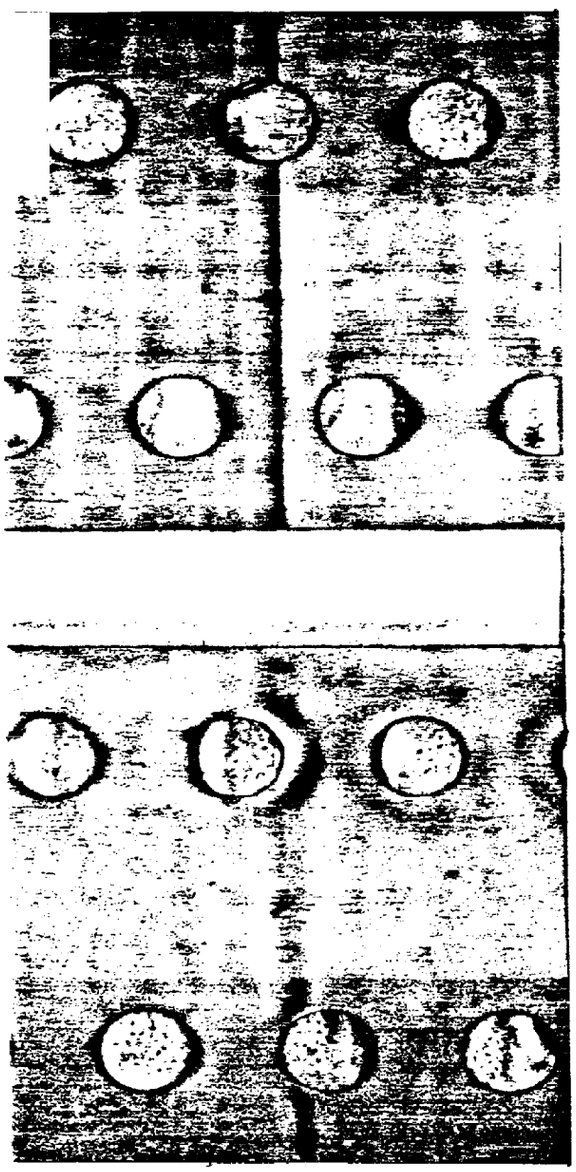
My Commission Expires: 1-9-91

39558
IDENTIF. ↑ REFERENCE

93 JUL -9 PM 1:21
JOHN W. WILSON III REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

2241 07/09 0101 03CHECK 286-13



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

RECEIVED OF _____

FOR _____

BOOK 9010 PAGE 260

| | | |
|---|---|---|
| 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 | 74900.00 |
| | | | CON TX | 277.13 |
| | | | PRFEE | 1.00 |
| | | | WDEED | 8.00 |
| | | | TOTAL | 286.13 |
| | | | CHECK | 286.13 |
| 07/09/93 | 01 | | 13:21 0001 | 2241 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

39558
IDENTIF. & REFERENCE

93 JUL -9 PM 1:21

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 672679