Box 18 (CMC)

#218507

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (CDB)
2700 First American Center
Nashville, Tennessee 37238

GENERAL WARRANTY DEED

BOOK 9033 PAGE 180

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Fred Stier 2334 Hobson Pike Nashville, TN	SAME	Map 150-00 Parcel: 178

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, FRANK LOMBARDO ("Grantor") has bargained and sold, and by these presents transfers and conveys unto FRED STIER ("Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Tract No. 8 on a Survey by Gregory Underwood dated April 11, 1982, described as follows:

BEGINNING at a point in the east margin of Hobson Pike, said point lying north 41 deg. 02' east 1688.48 feet from the northeast corner of Map 164, Parcel 52; thence with said margin of Hobson Pike north 41 deg. 02' east 161.00 feet to a point; thence south 83 deg. 38' 767.10 feet to a point; thence south 04 deg. 48' west 388.00 feet to a point; thence north 67 deg. 15' west 906.04 feet to the point of beginning, containing 5.00 acres, more or less.

BEING the same property conveyed to Frank Lombardo a single person by deed from James M. Pugh and wife, Debbie Jo Pugh of record in Book 6676, page 937, Register's Office for Davidson County, Tennessee.

The source of this description is the prior deed.

This is improved property known as 2334 Hobson Pike, Nashville, Tennessee.

Said property is conveyed subject to the following matters:

1. Unpaid real estate taxes for the years 1993, 1992, 1991, 1990 (plus penalty and interest) which have been assumed and will be paid by buyer.

2. Deed of Trust of record in Book 6359, page 590, said Register's Office.

3. Deed of Trust of record in Book 6405, page 752 said Register's Office

4. TVA Easements of record in Book 2590, page 263, Book 4437, page 585 and Book 4537, page 451, said Register's Office.

5. Easement for Water Mains and Appurtenances of record in Book 8197, page 273, said Register's Office.

6. Applicable building and zoning laws.

7. Encroachments, easements, and other matters in addition to those listed above that do not materially interfere with the use of said property for residential purposes.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title, and interest thereto belonging to Grantee, his heirs and assigns, forever. Grantor covenants that, subject to the matters set forth above, Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and that same is unencumbered.

Grantor further covenants and binds himself and his heirs and representatives to warrant and forever defend the title to said land to Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever except claims arising out of the matters set forth above.

Sandra Snyder Lombardo, wife of Frank Lombardo, joins in this conveyance for the purpose of conveying any interest she may have in said property.

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

WITNESS our hands this 2 day of August 1993.

Frank Lombardo

Sandra Snyder Lombardo

STATE OF Tennessee)
)
COUNTY OF Davidson)

Personally appeared before the undersigned, a Notary Public in and for the State and County aforesaid, Frank Lombardo and Sandra Snyder Lombardo, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 2nd day of August, 1993.

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Connie M. Conkwright
Notary Public

My Commission Expires:

7/27/96

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property conveyed (whichever is greater) is $32,000.

Fred Stier
Affiant

Sworn to and subscribed before me this 2nd day of August, 1993.

Connie M. Corkwright
Notary Public

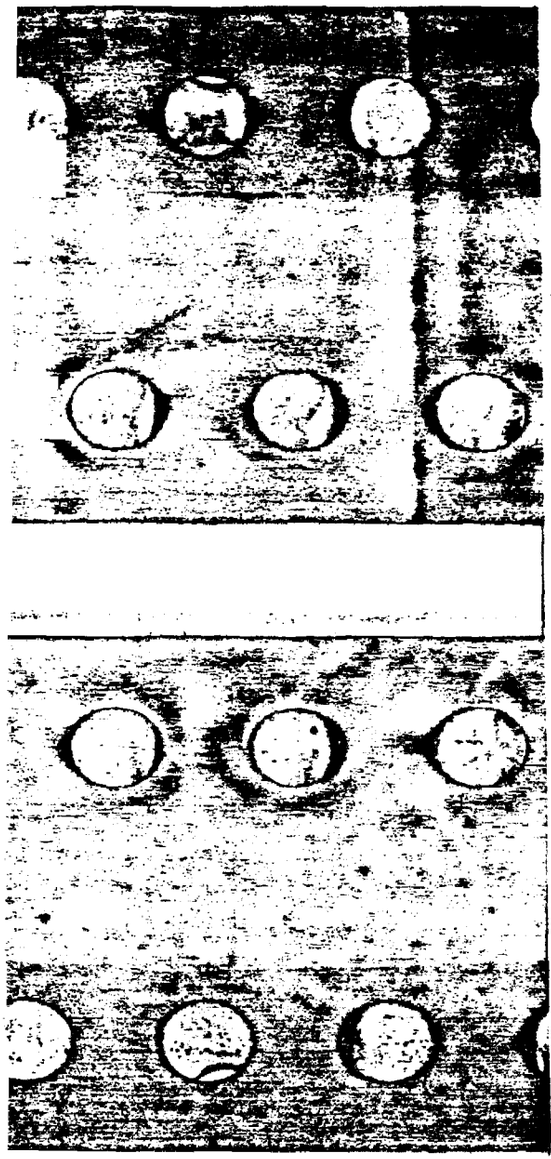
My Commission Expires:

7/27/96

4655 08/02 0101 03CHECK 131.40

4'318
IDENTIF. & REFERENCE

93 AUG -2 PM 4:13
REGISTER
DAVIDSON COUNTY, TN.



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

RECEIVED OF _____

FOR _____

BOOK 9033 PAGE 183

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 32000.00
CON TX 118.40
PRFEE 1.00
WDEED 12.00
TOTAL 131.40
CHECK 131.40

08/02/93 01 16:14 0001 4655

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

47318
IDENTIF. ✦ REFERENCE

93 AUG -2 PM 4:13
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 681066