41

SPECIAL WARRANTY DEED

FROM: Third National Bank in Nashville, Grantor

TO: John S. Cail and wife, Melanie A. Cail

This instrument was prepared by:
Jeffrey R. King
Farris, Warfield & Kanaday
Seventeenth Floor
Third National Bank Building
201 Fourth Avenue North
Nashville, Tennessee 37219

Address New Owner(s) as Follows:
1612 Nottingham Pl
Nashville TN 37221

Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes (owner)

Map-Parcel Number
158-4A-80

Field Book Number
FH-26032

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Ninety Thousand and 00/100 Dollars ($90,000.00).

IDENTIF. & REFERENCE 82267

93 NOV -4 PM 3:15
FELIX P. JOHNSON III REGISTER
DAVIDSON COUNTY, TN.

Melanie A. Cail
Affiant

SUBSCRIBED AND SWORN TO before me this the 29th day of October, 1993.

Notary Public

My Commission Expires: 1/20/96

FOR AND IN CONSIDERATION OF the sum of Ninety Thousand and No/100 Dollars ($90,000.00), the receipt and sufficiency of which are hereby acknowledged, Third National Bank in Nashville, Grantor, has bargained and sold, and by these presents does transfer and convey unto the said John S. Cail and wife, Melanie A. Cail, Grantees, their heirs, successors, and/or assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> Lot 105 on the Plan of Otterwood, Section Two, as shown on plat of record in Plat Book 6900, pages 598-602, in the Register's Office for Davidson County, Tennessee, to which plat reference is made for a more complete description.
>
> Being part of the same property conveyed to Grantor by Successor Trustee's Deed of Record in Book 8267, page 185, and Book 8267, page 194, said Register's Office.

This is unimproved property, known as Lot 105, Phase II, in Otterwood Subdivision in Nashville, Tennessee.

This conveyance is expressly made subject to those title exceptions set out on Exhibit A attached hereto.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs, successors, and/or assigns, forever.

And Grantor does covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple and has a good right to convey it.

And Grantor does further covenant and bind Grantor, its successors, and assigns, to warrant and forever defend the title to the said land to the said Grantee, his heirs, successors, and/or assigns against the lawful claims of all persons whomsoever claiming by, through or under Grantor, but not further or otherwise, except as to those matters set forth above to which this conveyance is expressly made subject.

Witness my hand this 2nd day of ~~October~~ November, 1993.

THIRD NATIONAL BANK IN NASHVILLE

By: _____

Title: V.P.

By: _____

Title: SVP

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, LaVerne Williams, a Notary Public of said County and State, personally appeared Lynn A. VanDergriff with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Vice President (or other officer authorized to execute the instrument) of THIRD NATIONAL BANK IN NASHVILLE, the within named bargainor, a national banking association, and that he as such Vice President executed the foregoing instrument for the purposes therein contained, by signing the name of the national banking association by himself as Vice President

Witness my hand and seal, at Office in Nashville, this 2nd day of ~~October~~ November, 1993.

LaVerne Williams
Notary Public

My Commission Expires: May 28, 1995

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, LaVerne Williams, a Notary Public of said County and State, personally appeared Glen F. Barrack, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be ~~Senior Vice President~~ (or other officer authorized to execute the instrument) of THIRD NATIONAL BANK IN NASHVILLE, the within named bargainor, a national banking association, and that he as such Senior Vice President executed the foregoing instrument for the purposes therein contained, by signing the name of the national banking association by himself as Senior Vice President

Witness my hand and seal, at Office in Nashville, this 2nd day of ~~October~~ November, 1993.

LaVerne Williams
Notary Public

My Commission Expires: May 28, 1995

EXHIBIT A

1. All matters shown on the plan of record in Book 6900, pages 598-602, Register's Office for Davidson County, Tennessee.

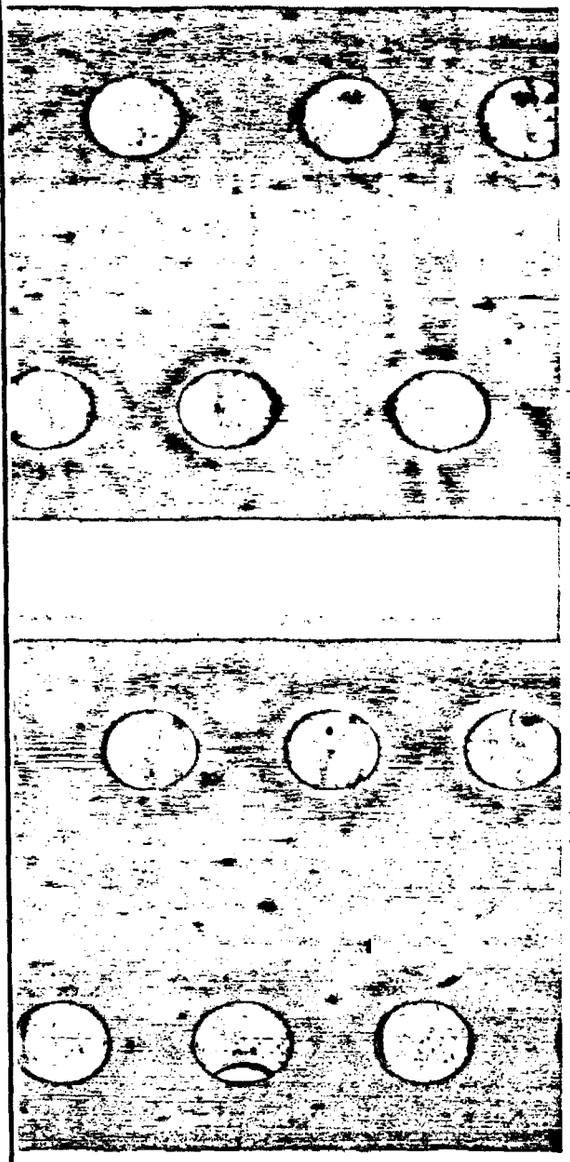
2. Restrictions of record in Book 7260, page 483, and in Book 8762, page 199, Register's Office for Davidson County, Tennessee.

3. Conveyance of Sanitary Sewers of record in Book 7474, page 695, said Register's Office.

4. Easements to USA of record in Book 2248, page 618; Book 2271, page 196; and Book 2249, page 86, said Register's Office.

5. By-laws of the Otterwood Homeowners Association of record in Book 7260, page 505, said Register's Office.

4647 11/04 0101 03CHECK 350.00



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

RECEIVED OF _____

FOR _____

BOOK 9141 PAGE 589

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 90000.00
				CON TX 333.00
				PRFEE 1.00
				WDEED 16.00
				TOTAL 350.00
				CHECK 350.00
			11/04/93 01	15:16 0001 4647

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

82267
IDENTIF. & REFERENCE

93 NOV -4 PM 3:15
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 718481