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

[illegible] 531.00

GENERAL WARRANTY DEED

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Douglas W. Hall Michele S. Hall 709 Richfield Drive Nashville, TN 37205	Union Planters 401 Union Street Nashville, Tn. 37219	115-4-6

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, Ashley P. Hill, III and Renee F. Hill, ("Grantors") have bargained and sold, and by these presents transfer and convey unto Douglas W. Hall ~~and wife, Michele S. Hall~~ ("Grantees"), their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 172, on the plan of BrookMeade, Section No. 5, as of record in Book 2133, page 102, said Register's Office.

Said Lot No. 172 fronts a total of 152.60 feet on the westerly side of Richfield Drive and runs back 317.0 feet on the northerly lot line, and 280.0 feet on the southerly lot line, to a line in the rear which measures 135.0 feet thereon.

Being the same property conveyed to Ashley P. Hill, III and wife, Renee F. Hill from John D. Minton and wife, Patricia A. Minton as of record in Book 7335, Page 937, said Register's Office.

The source of this description is the prior deed.

This is improved property known as 709 Richfield Drive, Nashville, TN

Said property is conveyed subject to the following matters:

1. All assessments and taxes due in 1994 and thereafter. Tax reference numbers:08DZ 48740 115-04-006.

2. The Plan, with the Owner's Certificate, of record in Plat Book 2133, Page 102, said Register's Office, which shows a 60 foot minimum building setback line from Richfield Drive and 10 foot easement for public utility purposes along the rearlines.

3. Subject to a 10 foot easement for sanitary sewers and/or storm drainage across a portion of said lot being east of

and adjacent to a 10 foot public utility easement along the westerly line of said lot all as granted to Metropolitan Government by instrument of record in Book 4365, page 537, said Register's Office.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title, and interest thereto belonging to Grantees, their heirs and assigns, forever. Grantors covenant that, subject to the matters set forth above, Grantors are lawfully seized and possessed of said land in fee simple, have good right to convey it, and that same is unencumbered.

Grantors further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to said land to Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever except claims arising out of the matters set forth above.

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 25 day of Feb. 1994.

Ashley P. Hill, III

Renee F. Hill

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before the undersigned, a Notary Public in and for the State and County aforesaid, Ashley P. Hill, III and Renee F. Hill, the within named 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 instrument for the purposes therein contained.

WITNESS our hands, at office, this 25th day of February, 1994.

Notary Public

My Commission Expires:

CHRISTY WILKES IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 9/16/95

94 MAR -2 AM 10:45
FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.

22919

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

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The actual consideration for this transfer or value of property conveyed (whichever is greater) is $140,000.

Affiant

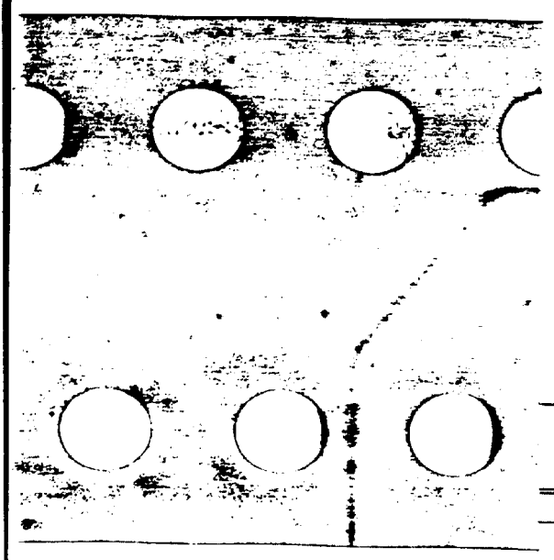
Sworn to and subscribed before me this 13th day of June, 1994.

Notary Public

My Commission Expires:

CHRISTY WILKINS IVEY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
EXP. 9/16/95

266348



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

RECEIVED OF _____

FOR _____

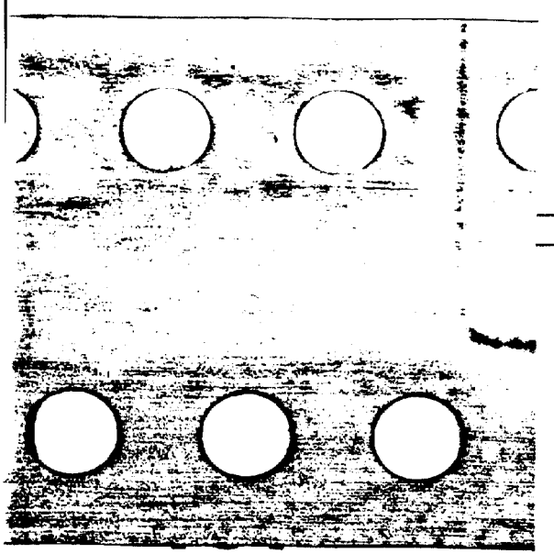
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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	140000.00
CON TX	513.00
PRFEE	1.00
WDEED	12.00
TOTAL	531.00
CHECK	531.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 6553



22918
IDENTIFICATION REFERENCE

94 MAR -2 AM 10:45
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 761988