Box 50B
3

This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50

BOOK 9285 PAGE 948

ADDRESS NEW OWNER:
Vincent L. Long Jr. and Madeline Wantland
2514 Ashwood Avenue
Nashville, Tennessee 37212

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Union Planters National Bank, a national banking association
401 Union Street
Nashville, Tn 37219

MAP AND PARCEL:
MAP 104-15
GROUP
PARCEL 41

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, we, William J. Ehrhart Sr. and wife, Annette M. Ehrhart, Mary Jane Patten, an unmarried person and Thomas Ehrhart Jr. and wife, Carolyn C. Ehrhart, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Vincent L. Long Jr. and Madeline Wantland, as Tenants in Common with the Right of Survivorship, 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, the easterly one-half of Lot No. 71 on the Map of Sunset Park Subdivision, as of record in Book 332, page 132, Register's Office for said County.
>
> Said part of Lot No. 71 fronts 50 feet on the northerly side of West Ashwood Avenue, formerly "A" Street, and runs back between parallel lines, 160.5 feet to a line.
>
> Being the same property conveyed to William J. Ehrhart Sr., Mary Jane Patten, and Thomas Ehrhart Jr. by Quitclaim Deed from Kathleen C. Ehrhart, unmarried, of record in Book 5852, page 327, Register's Office for Davidson County, Tennessee.

This is improved property known as 2514 Ashwood Avenue, Nashville, TN 37212.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. 1994 taxes which are a lien but not yet due and payable.
2. Plan of record in Book 332, page 132, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Vincent L. Long Jr. and Madeline Wantland, as Tenants in Common with the Right of Survivorship, their heirs and assigns, forever; and we, William J. Ehrhart Sr. and wife, Annette M.

Ehrhart, Mary Jane Patten, an unmarried person and Thomas Ehrhart Jr., and wife, Carolyn C. Ehrhart, do covenant with the said Grantees that we are lawfully seized 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 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 18th day of March, 1994.

William J. Ehrhart Sr.

Annette M. Ehrhart

Mary Jane Patten

Thomas Ehrhart Jr.

Carolyn C. Ehrhart

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named William J. Ehrhart Sr. and wife, Annette M. Ehrhart, the 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 Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 18th day of March, 1994.

NOTARY PUBLIC

My Commission Expires: 5-24-97

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Mary Jane Patten, an unmarried person, the 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 Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 18th day of March, 1994.

NOTARY PUBLIC

My Commission Expires: 5-24-97

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Thomas Ehrhart, Jr and wife, Carolyn C. Ehrhart, the 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 Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 18th day of March, 1994.

Mary Lindsay Chance
NOTARY PUBLIC

My Commission Expires: 5-24-97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 66,500.00.

Vint L Ehrhart
AFFIANT

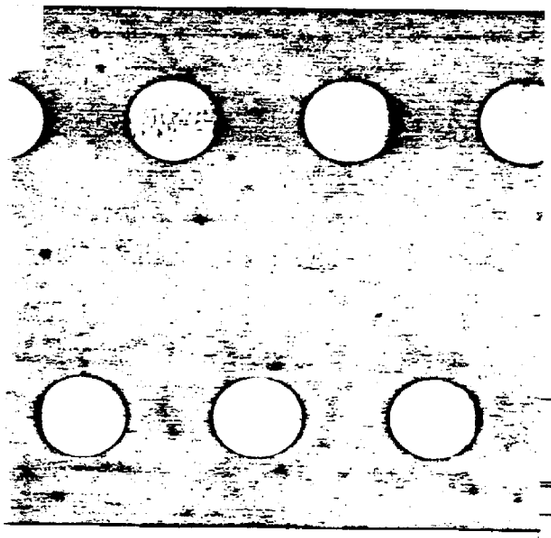
Subscribed and sworn to before me this 18th day of March, 1994.

Mary Lindsay Chance
NOTARY PUBLIC
My Commission Expires: 5-24-97

30356
IDENTIFICATION REFERENCE

94 MAR 22 AM 11:14
FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TN.

4591 03/22 0101 03CHECK 259.05



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

RECEIVED OF _____

FOR _____ BOOK 9285 PAGE 951

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

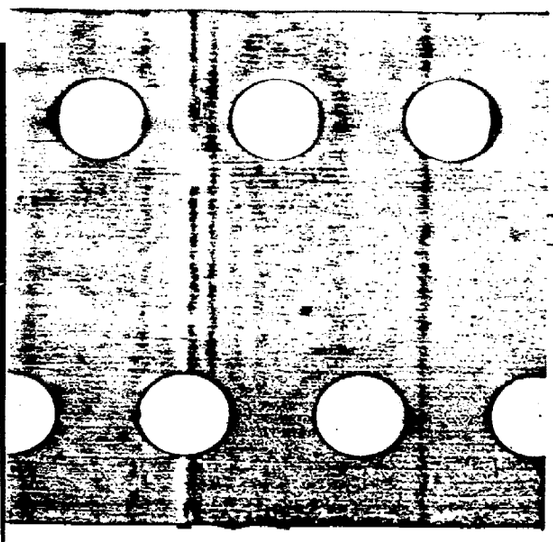
~~MAMT 66500.00~~
~~MOR TX 246.05~~
ERR CO
~~MOR TX 246.05-~~
CON TX 246.05
PRFEE 1.00
WDEED 12.00
TOTAL 259.05
~~CHECK~~ 259.05

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03/22/94 01 11:14 0001 4591
VOID
~~MAMT 66500.00-~~
CAMT 66500.00
~~TOTAL 0.00~~
~~CHECK 0.00~~

03/22/94 01 11:14 0001 4592
4592 03/22 0101 03~~CHECK 0.00~~

Tobl $ 259.05



30356
IDENTIF. & REFERENCE

94 MAR 22 AM 11:14
ELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 769922