Realty 48

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 275,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
23rd DAY OF March 19 94

Notary/Public

MY COMMISSION EXPIRES: 6-28-95
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Hal M. Ketchum (NAME)	Third National Bank (NAME)	131-06-46
2009 Castleman Drive (ADDRESS)	201 Fourth Avenue North (ADDRESS)	
Nashville, TN 37215 (CITY) (STATE) (ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Robert C. Rucker and wife, Jessie W. Rucker

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Hal M. Ketchum and wife, Terrell T. Ketchum

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, TN, BEING Lot No. 21 of Block 7 on the Plan of Overton hills, A Resubdivision of Hollywood Place on Hillsboro Road, of record in Book 843, page 66, Register's Office for Davidson County, TN, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Robert C. Rucker and wife, Jessie W. Rucker, by deed from David E. Mensel and wife, Mary Ford Mensel, of record in Book 7026, Page 406, Register's Office for Davidson County, TN.

This conveyance is subject to the following: Taxes for the year 1994 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the plan of record in Book 843, page 66, Register's Office for Davidson County, Tennessee.

94 MAR 25 PM 12:45
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

31616
IDENTIF. & REFERENCE

unimproved ( )
This is improved (X) property, known as 2009 Castleman Drive, Nashville, TN 37215
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we 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 number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 23rd day of March 19 94

Robert C. Rucker
Robert C. Rucker

Jessie W. Rucker
Jessie W. Rucker

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

BOOK 9289 PAGE 688

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert C. Rucker and wife, Jessie W. Rucker

the bargainor s 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 and official seal at Brentwood, Tennessee, this 23rd day of March 19 94

Commission expires 6-28-95

Notary Public

STATE OF TENNESSEE

COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

Notary Public

WARRANTY DEED

FROM

Robert C. Rucker and wife,
Jessie W. Rucker

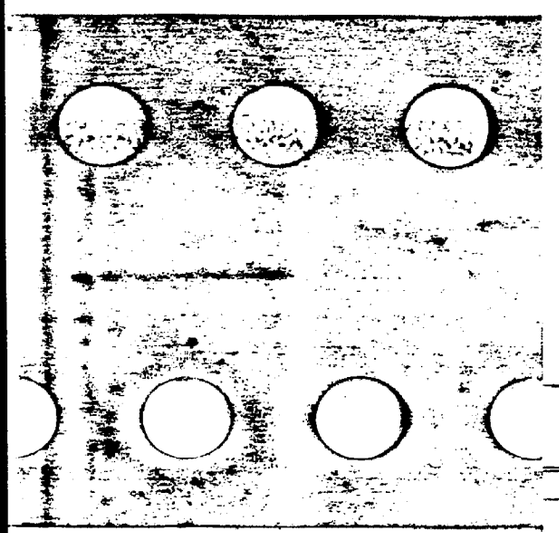
TO

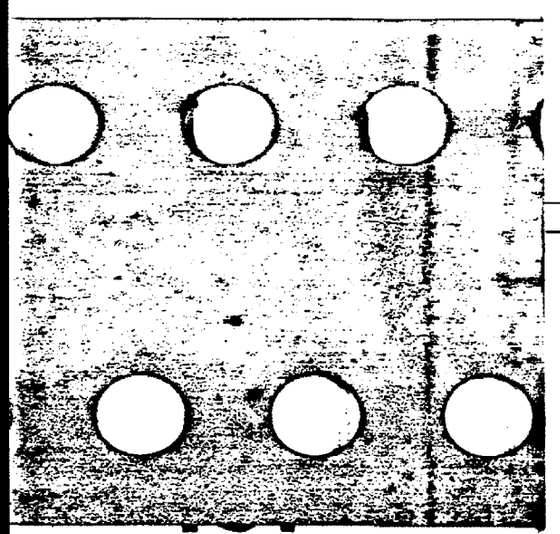
Hal M. Ketchum and wife,
Terrell T. Ketchum

RETURN TO:

GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027

1993 03/25 0101 03CHECK 1026.50





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

RECEIVED OF _____

FOR _____

BOOK 9289 PAGE 689

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	275000.00
			CON TX	1017.50
			PRFEE	1.00
			WDEED	8.00
			TOTAL	1026.50
			CHECK	1026.50
03/25/94	01		12:44 0001	5983

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

31616
IDENTIF. ↑ REFERENCE

91 MAR 25 PM 12:45
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 771291