57519

BOOK 9368 PAGE 562

IDENTIF. & REFERENCE

THIS INSTRUMENT PREPARED BY:
STEWART & BLACK, ATTORNEYS
333 SOUTH GALLATIN ROAD
MADISON, TN 37115

mail

01 JUN 6 AM 8:56
2242 06/06 0101 03CHECK 328.61
FEE
DAVIDSON COUNTY, TN.

ADDRESS NEW OWNER:

DOUGLAS H. WASSMER AND WIFE,
MARIE G. WASSMER
4014 BRUSH HILL RD
Nashville Tn 37216
SEND TAX BILLS TO:

NATIONSBANK MORTGAGE CORPORATION
P.O. BOX 353
LOUISVILLE, KY 40201

MAP/PARCEL NUMBER:

MAP 62-05, PARCEL 9

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $85,313.25.

Anita D. Richards
AFFIANT
Subscribed and sworn to me, this the 31ST day of MAY, 1994.

DENISE C. ALLIS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Denise C. Allis
Notary Public
My commission expires: 5-11-96

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN AND no/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable considerations, including a certain indebtedness from DENNIS D. CARROLL AND WIFE, LUCRETIA M. CARROLL TO W. TERRY EDWARDS, TRUSTEE, as evidenced by a Deed of Trust of record in Book 7978, page 87, Register's Office for Davidson County, Tennessee, the liability for which the Grantees hereby expressly assume and hold Grantors harmless from same, the receipt and sufficiency of which are hereby expressly acknowledged, WE, DENNIS D. CARROLL AND WIFE, LUCRETIA M. CARROLL, hereinafter referred to as GRANTORS, have this day bargained and sold, and do hereby transfer and convey unto the said DOUGLAS H. WASSMER AND WIFE, MARIE G. WASSMER, hereinafter referred to as GRANTEES, THEIR successors, heirs and assigns, certain real estate in DAVIDSON County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of GRANTORS in and to any easements and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property"). This conveyance of the "Property", and all covenants and warranties contained herein, are made expressly subject to the exceptions and other matters set forth in Exhibit "B", which is attached hereto and incorporated herein by reference.

This is improved property known as 4014 BRUSH HILL ROAD, NASHVILLE, TN 37216.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said GRANTEES, THEIR successors, heirs and assigns forever, WE covenant that WE ARE lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered except to the extent otherwise set forth in Exhibit "B" hereto.

WE further covenant and bind OURSELVES and OUR heirs and representatives, to warrant and forever defend the title to said GRANTEES, THEIR successors, heirs and assigns, against the lawful claims of all persons.

WITNESS OUR HANDS this 31ST day of MAY, 1994.

DENNIS D. CARROLL

LUCRETIA M. CARROLL

DOUGLAS H. WASSMER, ~~BY HIS~~ ATTORNEY-IN-FACT, ROGER C. SUTTON

MARIE G. WASSMER, ~~BY~~ HER ATTORNEY-IN-FACT, ROGER C. SUTTON

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DENNIS D. CARROLL AND WIFE, LUCRETIA M. CARROLL, the within named bargainor, with whom I am personally acquainted (or who proved TO ME upon satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at MADISON, Tennessee, on this the 31ST day of MAY, 1994.

DENISE C. ALLIS NOTARY PUBLIC STATE OF TENNESSEE

notary public

My commission expires: 5-11-96

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ROGER C. SUTTON, to me known to be the person who executed the foregoing instrument in behalf of DOUGLAS H. WASSMER AND WIFE, MARIE G. WASSMER, and acknowledged that HE executed the same as the free act and deed of the said DOUGLAS H. WASSMLER AND WIFE, MARIE G. WASSMER for the purposes therein contained.

WITNESS my hand and official seal at office in Madison Tennessee, this 31st day of May, 1994.

DENISE C. ALLIS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public

My Commission Expires: 5-11-96

EXHIBIT 'A'

Land in Davidson County, Tennessee, being the north one-half of Lot No. 3, Block No. 1 on the Map of A.J. McGaughey's Haysboro Subdivision of record in Book 547, pages 15 and 16, Register's Office for said County.

Said part of Lot No. 3 fronts 50 feet on the easterly side of Brush Hill Road and runs back between parallel lines, 300 feet to the westerly margin of Haysboro Drive at the top of the bluff on the Cumberland River.

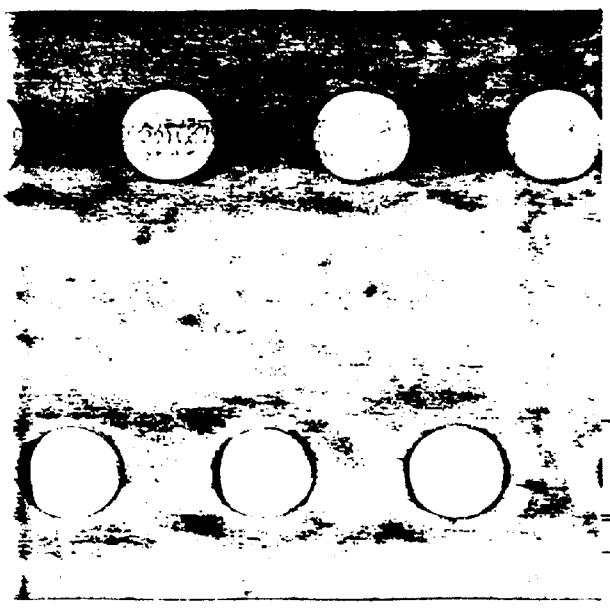
Being the same property conveyed to Dennis D. Carroll and wife, Lucretia M. Carroll, by Warranty Deed from Earl Graves Pate, III, an unmarried person, of record in Book 7978, page 84, Register's Office for Davidson County, Tennessee.

EXHIBIT 'B'

1. Real property taxes for 1994 and all future years.

2. All matters set forth on the Plan of record in Book 547, pages 15 and 16, said Register's Office.

3. Deed of Trust executed by Dennis D. Carroll and wife, Lucretia M. Carroll, to W. Terry Edwards, Trustee, to secure to Citizens & Southern Mortgage Corporation the payment of one note dated October 31, 1989, in the original principal amount of $73,542.00, due and payable as set forth therein.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

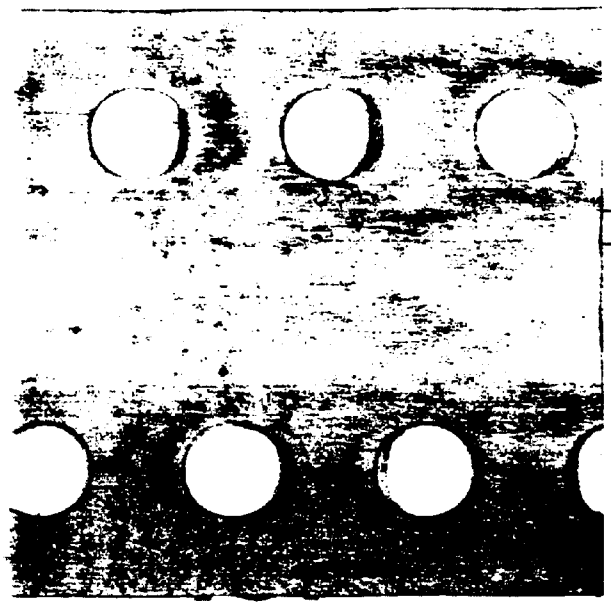
FOR _____

BOOK 9368 PAGE 565

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	~~85313.25~~
			CON TX	315.61
			PRFEE	1.00
			MDEED	12.00
			TOTAL	328.61
			CHECK	328.61

06/06/94 01 08:58 0001 2242



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

57519
IDENTIF. ↑ REFERENCE

94 JUN -6 AM 8:56
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 799019