BOOK 9391 PAGE 27 BOX 15

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 86,500.00

Lisa Rene Sawyers
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
20th DAY OF June 19 94

Lee E. Crane
Notary Public

MY COMMISSION EXPIRES: May 25, 1996
(AFFIX SEAL)

LEE E. CRANE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

**THIS INSTRUMENT WAS PREPARED BY**
Steltemeier & Westbrook, Attys, 2002 Richard Jones Rd., C-101, Nashville, TN 37215

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Lisa Rene Sawyers (NAME) | Union Planters National Bank, (NAME) | MAP 91-15 #49 |
| 5304 Elkins Avenue (ADDRESS) | 401 Union Street (ADDRESS) | |
| Nashville, TN 37209 (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, Pamela Meeks King and husband, James Franklin King, Jr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lisa Rene Sawyers, unmarried

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, being the westerly 50 feet of the southerly 150 feet of Block No. 6 on the Realty Savings Bank and Trust Company's Revised Plan of West Extension of Charlotte Park Company's First Addition, of record in Book 421, page 18, Register's Office for said County, and the easterly 20 feet of the now abandoned N. C. and St. L. Railroad right of way and more fully described according to a March 8, 1979, survey by John Kohl, II, Tennessee Registered Land Surveyor No. 100, as follows:

Beginning at a point on the northerly margin of Elkins Avenue located westwardly 120 feet from the intersection of the westerly margin of 53rd Avenue North, formerly 12th Street, and said margin of Elkins Avenue, formerly 2nd Avenue, said point also being the southwesterly corner of the Mabel L. Crocker property (Book 2198, page 592, said Register's Office); thence, with Crocker's westerly property line, northwardly 150 feet to a point in the southerly line of the Roy Elton Beeler property (Book 4958, page 857, said Register's Office); thence, with Beeler southerly property line and the southerly line of the Ecology Sales, Inc. property (Book 5146, page 24, said Register's Office), westwardly, crossing the easterly line of said abandoned railroad property at 50 feet, a total distance of 70 feet to a point at the northeasterly corner of the Matthew J. Fetherling property (Book 1224, page 425, said Register's Office); thence, with Fetherling's easterly property line, formerly the center line of said abandoned railroad right of way, southwardly 150 feet to a point on the northerly margin of Elkins Avenue; thence, with said margin, eastwardly 70 feet to the point of beginning.

Being the same property conveyed to Pamela Meeks King and husband, James Franklin King, Jr. by deed from R. David Johnson and wife, Deborah Ann Johnson

CONTINUED

unimproved ( )
This is improved ( X ) property, known as 5304 Elkins Avenue, Nashville, TN 37209
(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 20th day of June, 19 94

Pamela Meeks King

Pamela Meeks King

James Franklin King Jr.

James Franklin King, Jr.

BOX 15

BOOK 9391 PAGE 28

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Pamela Meeks King and husband, James Franklin King, Jr.

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 Nashville Tennessee this 20th day of June 19 96.

Commission expires May 25, 1996

Notary Public

LEE E. CRANE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 Pamela Meeks King and husband, James Franklin King, Jr., to Lisa Rene Sawyers.

Return to:
Steltemeier & Westbrook, Attys
2002 Richard Jones Rd., C-101
Nashville, TN 37215

LEGAL DESCRIPTION CONTINUATION

of record in Book 8527, page 522, Register's Office for Davidson County, Tennessee.

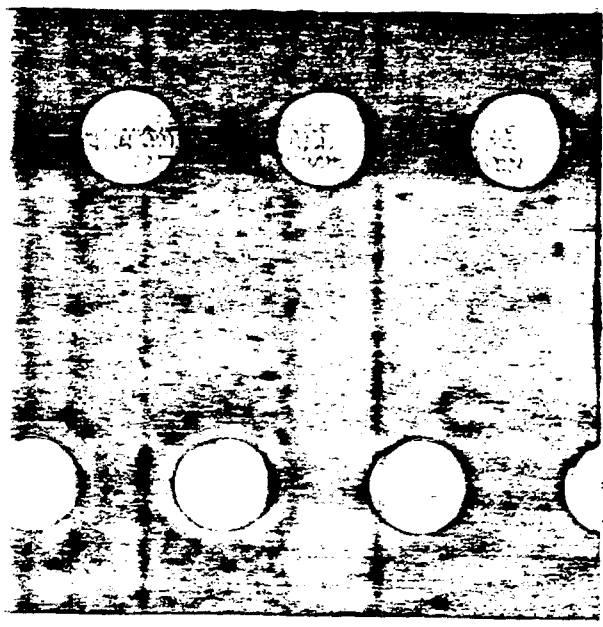
This conveyance is subject to any and all existing restrictions and easements of record.

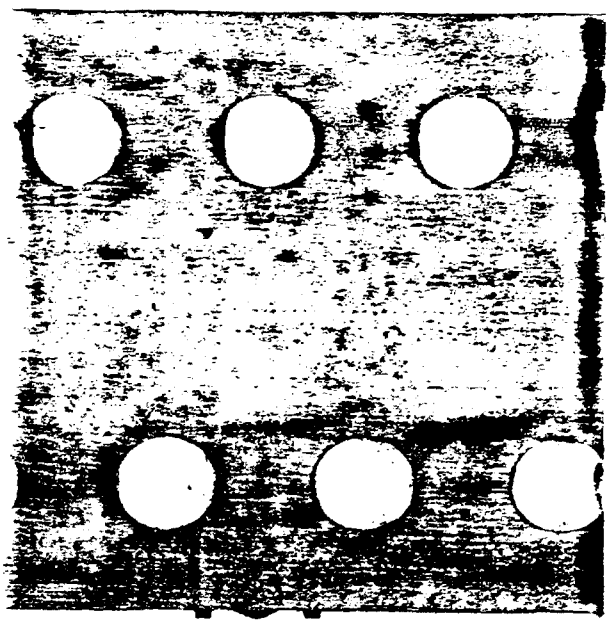
65680
IDENTIF. ↑ REFERENCE

94 JUN 28 PM 3:38

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

1150 06/28 0101 03CHECK 333.05





**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

**RECEIVED OF** _____

**FOR** _____

BOOK 9391 PAGE 30

| | | |
|---|---|---|
| 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 | 86500.00 |
| | | | CON TX | 320.05 |
| | | | PRFEE | 1.00 |
| | | | WDEED | 12.00 |
| | | | TOTAL | 333.05 |
| | | | CHECK | 333.05 |

06/28/94 01 15:38 0001 1150

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

65680
IDENTIF. # REFERENCE

94 JUN 28 PM 3:38
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 807826