County 48

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 325,000.00

Scott F. Siman
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF August, 19 94

Notary Public

MY COMMISSION EXPIRES: 1/27/96
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Combos & Hix, P.C., 315 Deaderick Street, Suite 1100, Nashville, TN 37238

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Scott F. Siman	Third National Bank	Map 158
(NAME)	(NAME)	
1808 Stonehaven Court	P. O. Box 305110	Part of Parcel 44
Nashville (ADDRESS) TN 37215 ~~Brentwood, TN 37027~~	(ADDRESS) Nashville, TN 37230-5110	& P/O 158-11 25.00
(CITY) (STATE) (ZIP)	(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, Anthony Iannacio and wife, Pamela Iannacio

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Scott F. Siman and wife, Judith A. Siman

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:

Being a tract or parcel of land being situated in the Second Civil District of Davidson County, Tennessee and lying on the southerly side of Stonehaven Court at the southeasterly terminus of said court and being more particularly described as follows:

Beginning on the southerly right-of-way of Stonehaven Court at the northwesterly corner of the tract marked Reserved Parcel "C", on the Plan of Hillsboro Park, Section 13, as of record in Plat Book 4175, page 19, RODC, Tennessee, and being the northwesterly corner of the herein described tract; thence continuing with said right-of-way S 59 deg. 10' 25" E, 219.70 feet to the northeasterly corner of the herein described tract and lying at the southwesterly terminus of said court; thence leaving said southerly terminus and running S 3 deg. 21' W, 343.9 feet to the southeasterly corner of the herein described tract; thence N 86 deg. 39' W, 591.0 feet to the southwesterly corner of the herein described tract; thence N 2 deg. 55' 27" E, 348.35 feet to the northwesterly corner of the herein described tract; thence S 86 deg. 39' 25" E, 347.70 feet to the southwesterly corner of the above-mentioned reserved Parcel "C"; thence N 31 deg. 05' 23" E, 109.50 feet to the point of beginning.

Being part of the same property conveyed to Anthony Iannacio and wife, Pamela Iannacio by deed from Patricia Roche Sayers, unmarried, of record in Book 9139, page 427, Register's Office for Davidson County, Tennessee.

Continued on the second page...

unimproved ( )
This is improved (X) property, known as Stonehaven Court, formerly 1776 Old Hickory Blvd., Brentwood, TN 37027
(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 9th day of August 19 94

Anthony Iannacio

Pamela H. Iannacio by Anthony Iannacio, attorney-in-fact

Pamela Iannacio by Anthony Iannacio,
attorney-in-fact

BOOK 9435 PAGE 50

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Anthony Iannacio

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 9th day of August 1994.

Commission expires 1/27/96

Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Anthony Iannacio and with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the attorney-in-fact and respectively of the Pamela Iannacio the within named bargainor, and that he as such attorney-in-fact and being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Pamela Iannacio by Anthony Iannacio as such attorney-in-fact, and attesting the same by the said as such.

Witness my hand and official seal at office at Brentwood, TN on this the day of August 19 94.

My commission expires 1/27/96

Notary Public

Continuation of first page

INCLUDED IN THIS CONVEYANCE IS A TEMPORARY EASEMENT for ingress and egress over the existing driveway through and across the remaining property. Said easement is to be maintained by the Grantee(s) until abandoned by them or until said remaining property or any portion thereof is further conveyed by the Grantors. FURTHER there will be a TEMPORARY EASEMENT for Public Utilities (i.e. water lines, electric and phone lines) as they now exist on the remaining property or any portion thereof or until such time that the remaining property or any portion thereis is further conveyed by the Grantors herein. All temporary easements granted in this conveyance shall terminate within thirty (30) days from the date of the conveyance of the remaining property or any portion thereof by the Grantors or by abandonment by the Grantee(s), whichever occurs first. As used in this paragraph the term "remaining property" shall mean that property described in the Deed of record in Book 9139, page 427, which is not specifically conveyed to the Grantees.

The above legal description was obtained by a survey furnished by the Grantors and prepared by Land Surveying Services, dated January 14, 1994.

This conveyance is subject to 1994 taxes, prorated the day of closing; taxes for the 1995 and subsequent years are assumed by the Grantees; all matters as shown on the plan of record in Book 4175, page 19, RODC, TN; and any and all easements.

80570
IDENTIF. ↑ REFERENCE

94 AUG 11 PM 3:46
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

WARRANTY DEED

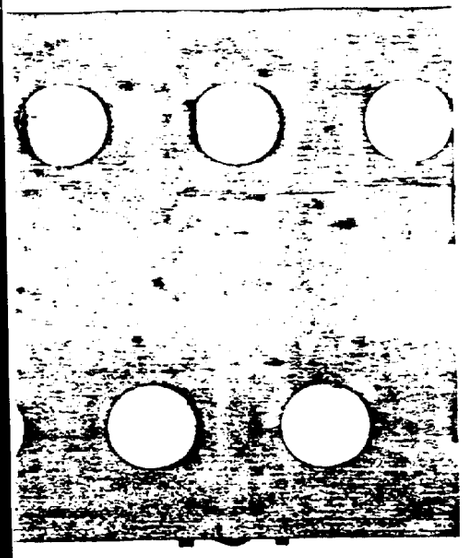
FROM
Anthony Iannacio and Pamela Iannacio

TO
Scott F. Siman and Judith A. Siman

RETURN TO:
Combs & Hix, P.C.
315 Deaderick St.
Suite 1100
Nashville, TN 37238

7230 08/11 0101 02CHECK 12.50





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

RECEIVED OF _____

FOR _____

BOOK 9435 PAGE 51

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	
				325000.00
			CON TX	1202.50
			PRFEE	1.00
			WDEED	8.00
			TOTAL	1211.50
			CHECK	1211.50
08/11/94		01	15:46 0001	7230

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

80570
IDENTIF. # REFERENCE

94 AUG 11 PM 3:

FELIX Z. WILSON, II
REGISTER
DAVIDSON COUNTY, TN

No. 823700