83946

IDENTIF. & REFERENCE

This instrument prepared by:
SUPERIOR TITLE & Escrow Services, Inc.
919 West Main Street, Suite U-3
Hendersonville, TN 37075
(615)-822-9232

BOOK 9444 PAGE 164

94 AUG 23 PM 3:42

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

File #: 94-1512

WARRANTY DEED

MAIL ENV.

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged,
Kendall J. Davis, married

hereinafter called GRANTOR(S), have bargained and sold, and by these presents do hereby transfer and convey unto Donald Keith Lilley and Laura Lynn Thornton Lilley, husband & wife

hereinafter called GRANTEE(S), their Heirs and Assigns, a certain tract or parcel of land, together will all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, more particularly described as follows:

TO FIND THE POINT OF BEGINNING, start at the intersection of the northerly right-of-way (25 feet from the centerline) of Coopertown Road with the westerly boundary line of property owned by Peter J. Meadows et ux, of record in Deed book 5334 page 830 in the Register's Office of Davidson County, Tennessee; Thence with said right-of-way, North 87 degrees 36 minutes 07 seconds West 396.96 feet to the beginning of a turn-in curve to the westerly margin of a 50 foot wide easement for Ingress/Igress, Drainage and Utilities, said curve being concave to the northwest and having a radius of 25.00 feet; Thence, with said curve and severing the property of Noble C. Caudill, II, of record in Deed Book 8114 page 913 in said Register's Office, northeasterly an arc distance of 39.27 feet through a central angle of 90 degrees 00 minutes 00 seconds to the point of tangency; thence, continuing to sever said Caudill property with said westerly margin of said easement as follows: North 88 degrees 23 minutes 53 seconds; east 508.00 feet to the beginning of a curve in said margin concave to the east and having a radius of 890.00 feet; thence with said curve an arc distance of 674.60 feet through a central angle of 43 degrees 26 minutes 04 seconds to the point of tangency; Thence, continuing with said margin, North 51 degrees 49 minutes 57 seconds East 62.18 feet to the beginning of a curve in said margin concave to the west and having a

SEE ATTACHED EXHIBIT 'A' FOR CONTINUATION OF LEGAL DESCRIPTION

PROPERTY ADDRESS: 5481 Drye Run Road, Joelton, TN 37080

BEING the same property conveyed to GRANTOR(S) by deed recorded in Book 9273 at page 822, Register's Office for said County, Tennessee. See also Quitclaim Deed of Record in Book 9444 at page 161, said Register's Office.

TO HAVE AND TO HOLD the aforesaid real estate, together will all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said GRANTEE(S), their heirs and assigns, in fee simple forever.

SAID CONVEYANCE IS MADE SUBJECT to all covenants, easements, restrictions, reservations, conditions and rights appearing of record against the above described property; also SUBJECT to any state of facts which an accurate survey of said property would show. Also subject to taxes for the year 1994 and subsequent years.

THE SAID GRANTOR(S) does/do hereby covenant with the said GRANTEE(S) that he/she/they is\are lawfully seized in fee simple of the aforedescribed real estate; that he/she/they has/have a good right to sell and convey the same; that the title and quite possession thereto he/she/they will warrant and defend against lawful claims of all persons, claiming same by, through or under him/her/them no further or otherwise.

IN WITNESS THEREOF, the undersigned have set his/her/their hand and sell on this 15th day of August, 19 94.

Kendall J. Davis

Robin Davis

Kendall J. Davis

Robin Davis

State of Tennessee
County of Davidson

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On this 15th day of August, 1994, before me, a Notary Public in and for said State and County, personally appeared Kendall J. Davis and Robin Davis with whom I am personally acquainted with and whom, upon oath, acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained as his/her/their free act and deed.

Witness my hand and official seal.
My Commission Expires:

January 26, 1997

Kenneth C. Kant Notary Public

State of Tennessee
County of _____

On this _____ day of _____, 19 ___, before me, a Notary Public in and for said State and County, personally appeared _____ with whom I am personally acquainted with and whom, upon oath, acknowledged that he/she/they is the _____ of _____, a the within named bargainor, a corporation/partnership/joint venture and as such _____, executed the foregoing instrument for the purposes therein contained on behalf of said bargainor.

Witness my hand and officious seal.
My Commission Expires:

January 26, 1997

Kenneth C. Kant Notary Public

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 215,800.00.

X Donald Keith Lilley
AFFIANT

Subscribed and sworn to before me, this the 15th day of August, 1994

My Commission Expires:
January 26, 1997

Kenneth C. Kant Notary Public

MAP AND PARCEL #: p/o 004-00-0 003.00

ADDRESS OF NEW OWNER:	*SEND TAX BILLS TO:*
Donald Keith Lilley	Prudential Home Mortgage Company, Inc.
5481 Drye Run Road	8000 Maryland Ave, Ste 1400
Joelton, TN 37080	Clayton, MO 63105

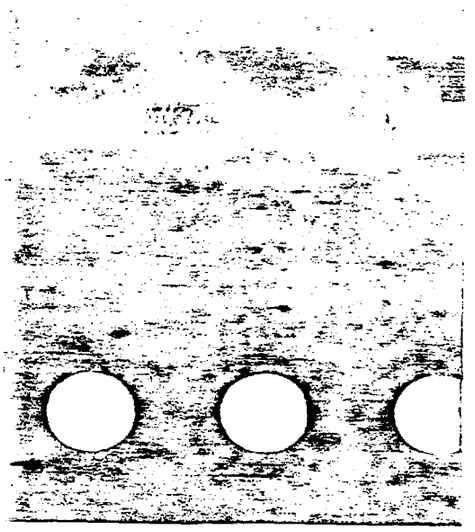
SUPERIOR TITLE & Escrow Services, Inc.
919 West Main Street, Suite U-3, Hendersonville, TN 37075

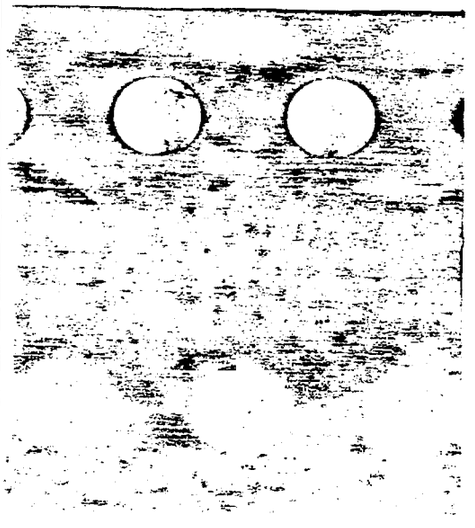
EXHIBIT A
CONTINUATION OF LEGAL DESCRIPTION

radius of 316.95 feet; Thence, with said curve northerly an arc distance of 608.70 feet through a central angle of 110 degrees 08 minutes 25 seconds to the point of tangency; Thence continuing with said margin, North 5 8 degrees 18 minutes 28 seconds West 333.56 feet to an iron pin, the point of Beginning; Thence, leaving said margin and continuing to sever said Caudill property as follows: South 31 degrees 41 minutes 32 seconds West 723.01 feet to an iron pin; Thence, North 55 degrees 40 minutes 10 seconds West 304.14 feet to an iron pin; Thence North 31 degrees 41 minutes 32 seconds East 709.88 feet to an iron pin in said westerly margin; Thence, with said margin, South 58 degrees 18 minutes 28 seconds East 304.42 feet to the Beginning containing 5.01 acres.

Robin Davis, spouse of Kendall J. Davis, joins in this conveyance for the purposes of conveying any and all right, title and interest he/she may have in said property as a result of marriage.

0927 08/23 0101 03CHECK 811.46





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

RECEIVED OF _____

FOR _____

BOOK 9444 PAGE 167

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 215800.00
MOR TX 798.46
PRFEE 1.00
TDEED 12.00
ERR CO
TDEED 12.00-
MANR 12.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

TOTAL 811.46
CHECK 811.46

08/23/94 01 15:44 0001 0927

83946
IDENTIF. ↑ REFERENCE

94 AUG 23 PM 3:42
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 827348