9458

File 12766
File Box 38
(First Title &
Escrow Co., Inc.)

WARRANTY DEED

BOOK 9458 PAGE 316

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 220
Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
C. TERRY DEATON (NAME)	NEW OWNERS (NAME)	Map 130-12-A
25 Northumberland (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 9
Nashville, Tennessee 37215 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	F.B. FH25734

FOR AND IN 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, RONALD M. SOHR AND WIFE, BECKY F. SOHR

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO C. TERRY DEATON AND WIFE, GRETCHEN V. H. DEATON

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 Lot No. 9 on the Plan of Northumberland, as of record in Plat Book 6250, pages 128 and 129, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Ronald M. Sohr and wife, Becky F. Sohr by deed from Northumberland Development Company of record in Book 6561, page 705, said Register's Office.

This conveyance is made subject to: (1) 1994 Taxes, which have been prorated and assumed by the Grantees; (2) Restrictions of record in Book 6377, page 18, rerecorded Book 6545, page 799, amended in Book 7663, page 468, Book 8919, page 45, and Book 8990, page 50; (3) Charter of record in Book 6493, page 884, amended in Book 7545, page 405, and in Book 7841, page 73; (4) Easements of record in Book 6434, page 786, Book 6548, page 98, in Book 6581, pages 77 and 80, Book 1181, page 486, Book 1108, page 379, Book 7103, page 917, Book 2296, page 303, Book 6561, page 705; (5) All matters appearing on the Plan of record in Plat Book 6250, pages 128 and 129 and in Book 1130, page 7, said Register's Office.

88597
IDENTIF. & REFERENCE

94 SEP -7 AM 9:56
REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (XX) property, known as 25 Northumberland, Nashville, Tennessee 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 2nd day of September, 19 94

RONALD M. SOHR

BECKY F. SOHR

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, RONALD M. SOHR AND WIFE, BECKY F. SOHR with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 2nd day of September, 19 94

My commission expires 11/20/96 Notary Public

STATE OF
COUNTY OF

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

with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained, and who further acknowledged that is the of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this day of , 19 .

My commission expires Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 905,000.00

C. Terry Deaton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF September 19 94

MY COMMISSION EXPIRES: 11/20/96 (AFFIX SEAL)

Notary Public

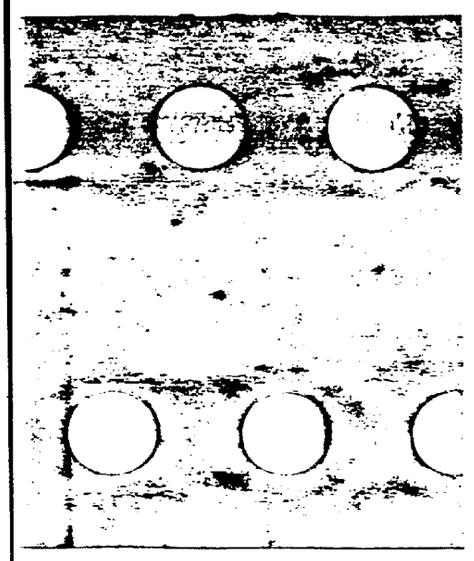
WARRANTY DEED

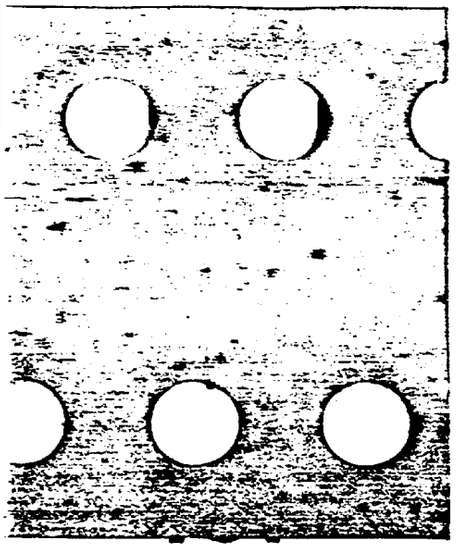
FROM RONALD M. SOHR AND WIFE, BECKY F. SOHR

TO C. TERRY DEATON AND WIFE, GRETCHEN V. H. DEATON

5944 09/07 0101 03CHECK 3357.50

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926





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

RECEIVED OF _____

FOR _____

BOOK 9458 PAGE 318

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	
				905000.00
			CON TX	3348.50
			PRFEE	1.00
			WDEED	8.00
			TOTAL	3357.50
			CHECK	3357.50
09/07/94	01		09:54 0001	5944

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

88597
IDENTIF. # REFERENCE

94 SEP -7 AM 9:56
REGISTER
DAVIDSON COUNTY, TN.

No. 832307