BOOK 9471 PAGE 764

STATE OF TENNESSEE }
COUNTY OF Davidson}

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $96,900.00

Charles R Dungan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF September, 1994.

Susan Hensley Barnette
NOTARY PUBLIC
MY COMMISSION EXPIRES: 3-24-98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 107 POINT EAST DRIVE, NASHVILLE, TENNESSEE 37216

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles R. Dungan et ux 500 Dutchmans Drive Hermitage, TN 37076	same	75.11 80

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, WE,

ROBERT E. GARRETT AND WIFE, MARY S. GARRETT

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND C UNTO

CHARLES R. DUNGAN AND WIFE, ANITA L. DUNGAN

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 Lot No. 391 on the Plan of Highlands of Tulip Grove - Section Three, as of record in Book 4675, page 140, Register's Office for Davidson County, Tennessee, to which plan reference in hereby made fora more complete and accurate legal description.

Being the same property conveyed to ROBERT E. GARRETT and wife, MARY S. GARRETT by HUGH N. MASON and wife, SONJA F. MASON, by deed recorded in Book 6879, page 386, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following:

1. All matters as shown on the Plan of record in Book 4675, Page 140, including but not limited to a 15 foot minimum building setback line from the southwest line of said lot, a 30 foot minimum building setback line from the northwest line of said lot, and a 10 foot easement for public utility and drainage purposes over the northeast line of said lot.
2. Restrictions of record in Book 4849, Page 767, as amended in Book 5545, Page 321, and Book 6017, Page 179, Register's Office for Davidson County, Tennessee.

This is improved property known as: 500 Dutchmans Drive, Hermitage, TN 37076
(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 19th day of September, 1994.

Robert E. Garrett
Robert E. Garrett

Mary S. Garrett
Mary S. Garrett

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Robert E. Garrett and wife, Mary S. Garrett, 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 19th day of September, 1994.

NOTARY PUBLIC

My Commission Expires: 3-21-98

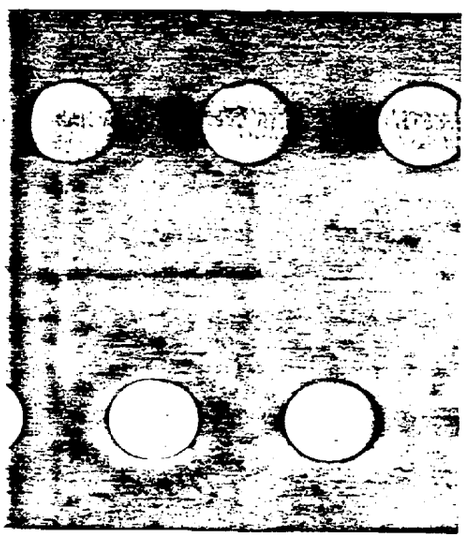
PREPARED BY AND RETURN TO:
STATE TITLE,INC.
107 POINT EAST DRIVE
NASHVILLE, TN 37216

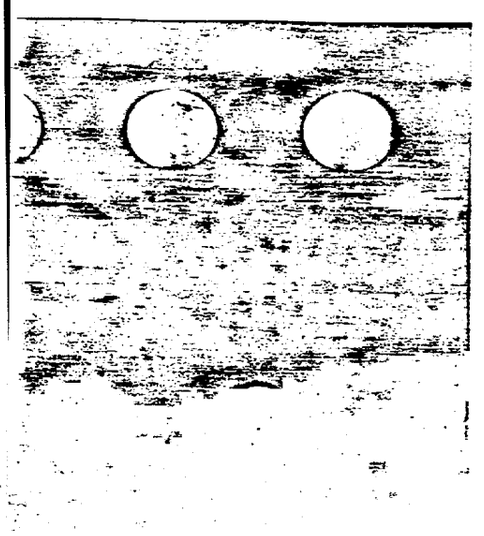
MAIL NEW

93028
IDENTIF. & REFERENCE

94 SEP 22 AM 8:42
FELIX Z. REGISTER
DAVIDSON COUNTY, TN.

0751 09/22 0101 03CHECK 367.53





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

RECEIVED OF _____

FOR _____

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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	96900.00
CON TX	358.53
PRFEE	1.00
WDEED	8.00
TOTAL	367.53
CHECK	367.53

09/22/94 01 08:41 0001 0751

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

93028
IDENTIF. ↑ REFERENCE

94 SEP 22 AM 8:42

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 837044