Book 9483 Pg 320

Box 2

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 96,000.00

Warren A. Turner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF September 19 94

GREGORY S. PERRONE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE My Commission Expires May 28, 1995

Notary Public

MY COMMISSION EXPIRES: 5-28-95
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Warren A. Turner (NAME)	AmSouth Mortgage Company, Inc. (NAME)	112-125
4105 Manning Hollow Road (ADDRESS)	15 South 20th Street (ADDRESS)	9D-16140
Pegram, TN 37143 (CITY) (STATE) (ZIP)	Birmingham, AL 35233 (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, Randle H. Sexton, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Warren A. Turner and wife, Amy B. Turner

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 the 14th Civil District of Davidson County, Tennessee, and descibed according to a survey made by John B. Bates , Surveyor, dated November 24, 1977, as follows:

Beginning at an iron pin in the northeasterly margin of Manning Hollow Road, the SE corner of Tract No. 2 and the SW corner of this tract; thence along the common line of said Tracts, N 10 degrees 04' E 1106.27 feet to an iron pin, the NW corner of this tract and the NE corner of Tract No. 2; thence N 70 degrees E 132.0 feet to an iron pin, the common corner of Tracts 3, 4 and 7; thence along the westerly line of Tract No. 4, S 8 degrees 18' W 1360.78 feet to an iron pin in the northwesterly margin of Manning Hollow Road; thence along said margin, N 43 degrees W 290.0 feet to the point of beginning, being Tract No. 3 on said survey, and containing 5.94 acres more or less.

Being the same property conveyed to Kenneth L. Sexton and wife, Randle H. Sexton, by deed from Douglas L. Sexton and Virginia Ann Sexton and Kenneth Sexton, of record in Book 7395, Page 984, Register's Office for Davidson County, Tennessee. The said Kenneth L. Sexton having since died, the property is now vested in Randle H. Sexton as the surviving tenant by the entirety.

4631 10/04 0101 03CHECK 364.20

unimproved ( )
This is improved (X) property, known as 4105 Manning Hollow Road, Pegram, TN 37143
(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 my hand this 28th day of September 19 94

Randle H. Sexton

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 Randle H. Sexton, unmarried

the bargainor ____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence (which I acknowledged) that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 28th day of September

Commission expires 5-28-95

GREGORY S. PERRONE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public

My Commission Expires May 28, 1995

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

Randle H. Sexton

TO

Warren A. Turner and wife, Amy B. Turner

RETURN TO:

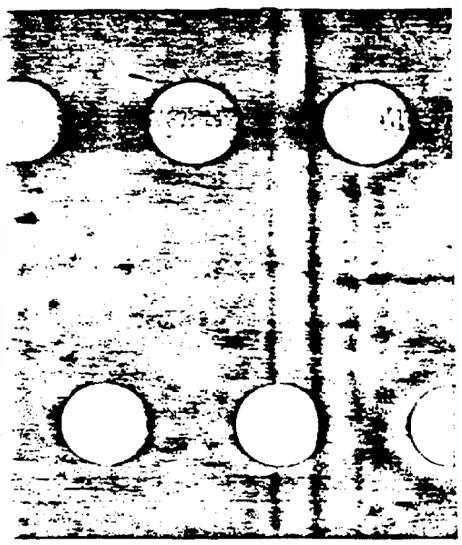
GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027

96652

IDENTIF. & REFERENCE

94 OCT -4 AM 9:18

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

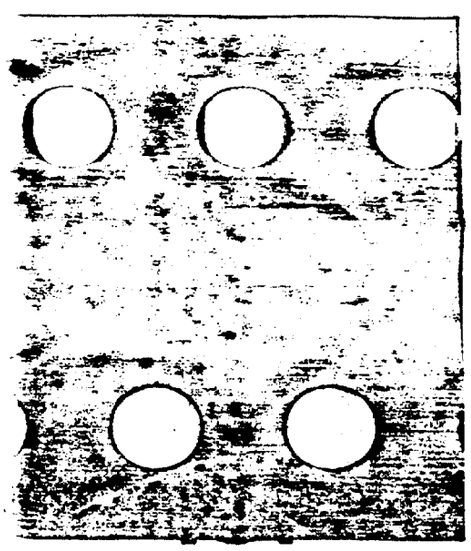
RECEIVED OF _____

FOR _____

Book 9483 PG 322

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	96000.00
CON TX	355.20
PRFEE	1.00
WDEED	8.00
TOTAL	364.20
CHECK	364.20

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 4631

96652
IDENTIF. & REFERENCE

94 OCT -4 AM 9:18
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 840872