This Instrument was prepared by W. Andrew Yarbrough, Attorney
424 Highway 64 East
Waynesboro, Tennessee

**STATE OF TENNESSEE )**
**COUNTY OF** Davidson **)**

The actual consideration or value, whichever is greater, for this transfer is $ 82,000.00.

BRIAN L. SMITH NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Gregory Alan Cole
Affiant

Subscribed and sworn to before me, the 23rd day of Nov., 1994.

Notary Public

My Commission Expires: 12/21/96

| Address of New Owner as Follows: | Send Tax Bills to: | Map-Parcel Numbers |
|---|---|---|
| Gregory Alan Cole and wife, ~~Gregory Cole and wife,~~ Sherry Lynn Cole ~~Sherry Cole~~ 404 Terry Place Hermitage, TN 37076 | Same | 75 - 10-41 |

**WARRANTY DEED**

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Clarence Garner and wife, Mavolyn Garner, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Gregory Alan Cole and wife, Sherry Lynn Cole, hereinafter called the Grantees, their heirs and assigns, certain tracts or parcels of land fully described as follows:

Lying and being situated in Davidson County, Tennessee, and being more particularly bounded and described as follows:

Land in Davidson County, Tennessee, being Lot No. 218 on the Plan of Hermitage Estates, as of record in Book 3300, Pages 70 and 71, Register's Office for said County.

Said Lot No. 218 fronts 84 feet on the Easterly side of Terry Place and runs back 210 feet on the Northerly line and 178 feet on the Southerly line to a dead line in the rear measuring 72 feet thereon.

This being the real property conveyed to Clarence Garner and wife, Mavolyn Garner, from James Edward Lowry and wife, Rubye Jean P. Lowry, by deed dated July 9, 1973 of record in Deed Book 4727, Page 20, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the land above described, together with the appurtenances, estate, title and interest thereto belonging unto said Grantees, their heirs and assigns, in fee simple forever.

Grantors do covenant with said Grantees that Grantors are lawfully seized and possessed of the land above described in fee simple, have a good and lawful right to convey the same, and that said land is unencumbered, except by lien of real property taxes for the year 1994, for which the Grantors and Grantees herein agree to pay on a pro rata basis, and except as hereinabove stated.

Grantors do further covenant and bind themselves, their heirs and representatives, to warrant and forever defend the title to the land above described to said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, We have subscribed our names hereto on this 4th day of November, 1994.

06944
IDENTIF. ↑ REFERENCE

94 NOV -8 AM 8:21
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

MAIL ENV.

Clarence Garner
Clarence Garner

Mavolyn Garner
Mavolyn Garner

STATE OF TENNESSEE )
)
COUNTY OF Davidson )

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Clarence Garner and wife, Mavolyn Garner the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

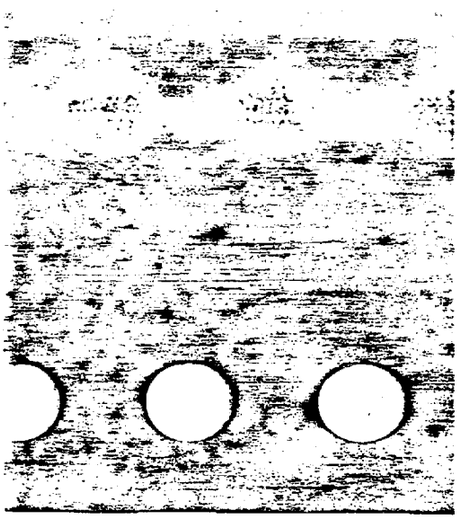
Witness my hand and official seal at Nashville, TN, on this 4th day of November, 1994.

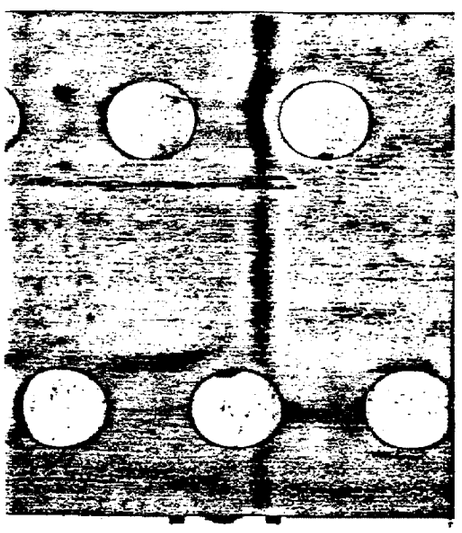
BRIAN L. SMITH NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Brian L Smith
Notary Public

My Commission Expires: 12-21-96

5670 11/08 0021 03CHECK 312.40





**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 9514 PG 475

| | | |
|---|---|---|
| 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 82000.00 |
| | | | | CON TX 303.40 |
| | | | | PRFEE 1.00 |
| | | | | WDEED 8.00 |
| | | | | TOTAL 312.40 |
| | | | | CHECK 312.40 |
| | | | 11/08/94 01 | 08:20 0001 5670 |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

06944
IDENTIF. ↑ REFERENCE

94 NOV -8 AM 8:21
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 851942