BOOK 9543PG635

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $54,000.00

Barbara Tait
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF DECEMBER, 1994.

Susan Gosley Smith
NOTARY PUBLIC
MY COMMISSION EXPIRES: 3-1-98
(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
BARBARA TAIT 511 MACFIE COURT MADISON, TN 37115	SAME	33.16 253

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,

CHARLES E. LAMBERT AND WIFE, JOYCE B. LAMBERT AND LESLI C. HUDGENS NOW KNOWN AS LESLI C. LASSITER AND HUSBAND, ROBERT K. LASSITER, JR.

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

BARBARA TAIT, UNMARRIED

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:

BEING LOT NO. 179-B ON THE PLAN OF ZONE LOT DIVISION OF ALL LOTS OF PHASE 1, CEDAR BLUFF SUBDIVISION, OF RECORD IN PLAT BOOK 5200, PAGE 610 AS AMENDED IN PLAT BOOK 6250, PAGES 836 & 837, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HERE MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION.

BEING A PORTION OF THE SAME PROPERTY CONVEYED TO CHARLES E. LAMBERT BY DEED FROM JAMES H. BENSON OF RECORD IN BOOK 8206, PAGE 746, SAID REGISTER'S OFFICE AND FURTHER CONVEYED BY QUITCLAIM DEED FROM CHARLES E. LAMBERT AND WIFE, JOYCE B. LAMBERT BY QUITCLAIM DEED TO CHARLES E. LAMBERT AND LESLI C. HUDGENS, AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP OF RECORD IN BOOK 8604, PAGE 965. THE SAID LESLI C. HUDGENS HAVING SINCE MARRIED AND NOW KNOWN AS LESLI C. HUDGENS LASSITER. THE SAID ROBERT K. LASSITER AND JOYCE B. LAMBERT, JOINS IN THIS CONVEYANCE FOR THE PURPOSE OF CONVEYING ANY RIGHT, TITLE OR INTEREST IN AND TO SAID PROPERTY WHICH THEY MAY HAVE MARITAL OR OTHERWISE.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:
ALL MATTERS AS SHOWN ON PLAN OF RECORD IN BOOK 5200, PAGE 610, AS AMENDED IN PLAT BOOK 6250, PAGES 836 & 837, SAID REGISTER'S OFFICE, INCLUDING BUT NOT LIMITED TO:
A 20 FOOT SETBACK LINE ALONG THE FRONT OF SAID LOT.
A 10 FOOT UTILITY AND DRAINAGE EASEMENT ALONG THE REAR OF SAID LOT.
RESTRICTIONS OF RECORD IN BOOK 4737, PAGE 801 AS AMENDED IN BOOK 5039, PAGE 484, AND IN PLAT BOOK 5200, PAGE 610 AND PLAT BOOK 6250, PAGES 836 & 837, SAID REGISTER'S OFFICE.
THIS CONVEYANCE IS SUBJECT TO ANY AND ALL CONDITIONS, RESTRICTIONS AND EASEMENTS OF RECORD.

This is improved property known as: 511 MACFIE COURT MADISON, TN 37115
(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 7TH day of DECEMBER, 1994.

CHARLES E. LAMBERT

JOYCE B. LAMBERT

LESLI C. HUDGENS LASSITER

ROBERT K. LASSITER, JR.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, CHARLES E. LAMBERT AND WIFE, JOYCE B. LAMBERT, AND LESLI C. LASSITER AND HUSBAND, ROBERT K. LASSITER, JR., 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 7TH day of DECEMBER, 1994.

NOTARY PUBLIC

My Commission Expires: 3-21-98

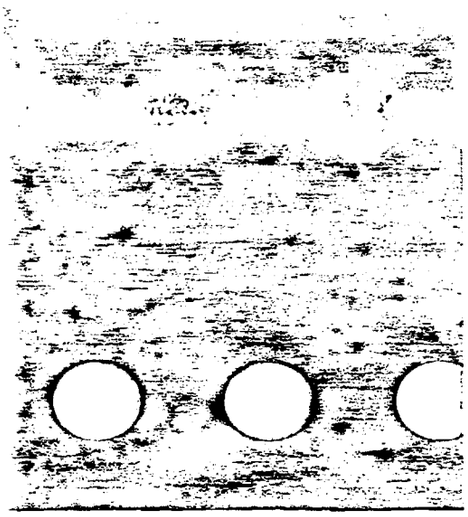
SHARP TITLE, INC.
107 POINT EAST DRIVE
NASHVILLE, TENNESSEE 37215

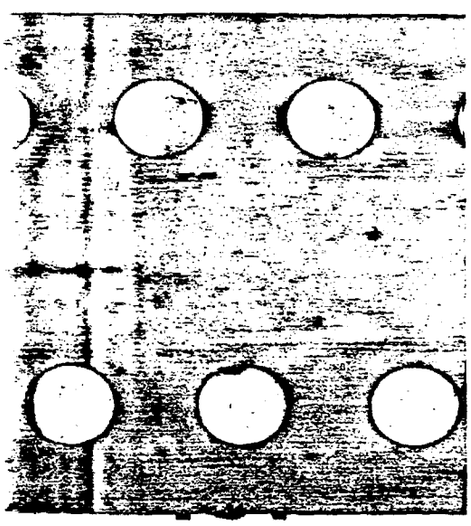
Please record & return to:

16606
IDENTIFICATION REFERENCE

94 DEC 12 PM 1:27
FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

2381 12/12 0101 03CHECK 208.80





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

RECEIVED OF _____

FOR _____

BOOK 9543PG637

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 54000.00
CON TX 199.80
PRFEE 1.00
WDEED 8.00
TOTAL 208.80
CHECK 208.80

12/12/94 01 13:28 0001 2381

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

16606
IDENTIF. ↑ REFERENCE

94 DEC 12 PM 1:28
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 862348