41

SPECIAL WARRANTY DEED

BOOK 9558 PG 882

FROM: Third National Bank in Nashville, Grantor

TO: J. Richard Bacon, Trustee, Grantee

This instrument was prepared by:
Jeffrey R. King
Farris, Warfield & Kanaday
Third National Financial Center
424 Church Street, 18th Floor
Nashville, Tennessee 37219

Address New Owner(s) as Follows:	Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes	Map-Parcel Numbers
2505 Hillsboro Road Suite 450 Nashville, TN 37212	(new owner)	158-4A-22 Field Book Numbers FH-25974

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Ninety-Six Thousand Nine Hundred and 00/100 Dollars ($96,900.00).

Affiant

SUBSCRIBED AND SWORN TO before me, this the 27th day of December, 1994.

Notary Public

My Commission Expires: January 24, 1998

FOR AND IN CONSIDERATION OF the sum of Ninety-Six Thousand Nine Hundred and 00/100 Dollars ($96,900.00), the receipt and sufficiency of which are hereby acknowledged, Third National Bank in Nashville (the "Grantor") has bargained and sold, and by these presents does transfer and convey unto J. Richard Bacon, Trustee (the "Grantee"), his heirs, successors and assigns a certain tract or parcel of land in Davidson County, State of Tennessee described as follows:

> Lot 118 of Otter Wood Subdivision, Section 2 Revised, as shown on the plat of record in Book 6900, page 598, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being part of the same property conveyed to Grantor by Trustee's Deed of Record in Book 8267, page 185 and Book 8267, page 194, said Register's Office.

The Property is unimproved property known as Lot 118, Section 2, Revised, Otter Wood Subdivision, Nashville, Tennessee.

This conveyance is expressly made subject to those matters more specifically set forth on Exhibit A attached hereto and incorporated herein by this reference.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, his heirs, successors and assigns forever.

And Grantor does covenant with the Grantee that Grantor is lawfully seized and possessed of the Property in fee simple and Grantor has a good right to convey the Property.

And Grantor does further covenant and bind Grantor, its successors and assigns to warrant and forever defend the title to the Property to the Grantee, his heirs, successors and assigns against the lawful claims of all persons whomsoever claiming by, through or under Grantor, but not further or otherwise, except as to those matters set forth to which this conveyance is expressly made subject.

Witness our hands this 27th day of December, 1994.

Third National Bank in Nashville

By: _____

Title: V. P.

By: Nina N. Uncel

Title: AVP

BOOK 9558 PG 884

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Lisa Jackson, a Notary Public of said County and State, personally appeared Lynn Vandergriff, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged him self to be vice president (or other officer authorized to execute the instrument) of Third National Bank in Nashville, the within named bargainor, a national banking association, and that Lynn Vandergriff as such Vice President executed the foregoing instrument for the purposes therein contained, by signing the name of the national banking association by him self as Vice President.

Witness my hand and seal, at Office in Nashville, this 27th day of December, 1994.

Lisa Kay Jackson
Notary Public

My Commission Expires: January 24, 1998

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Lisa Jackson, a Notary Public of said County and State, personally appeared Nina Vowell, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged her self to be Assist Vice President (or other officer authorized to execute the instrument) of Third National Bank in Nashville, the within named bargainor, a national banking association, and that Nina Vowell as such Asst Vice President executed the foregoing instrument for the purposes therein contained, by signing the name of the national banking association by her self as Asst. Vice President.

Witness my hand and seal, at Office in Nashville, this 27th day of December, 1994.

Lisa Kay Jackson
Notary Public

My Commission Expires: January 24, 1998

21311
IDENTIF. & REFERENCE

98 DEC 29 PM 4:10
REGISTER
DAVIDSON COUNTY, TN.

7564 12/29 0101 03CHECK 375.53

157055.1 12/22/94

EXHIBIT A

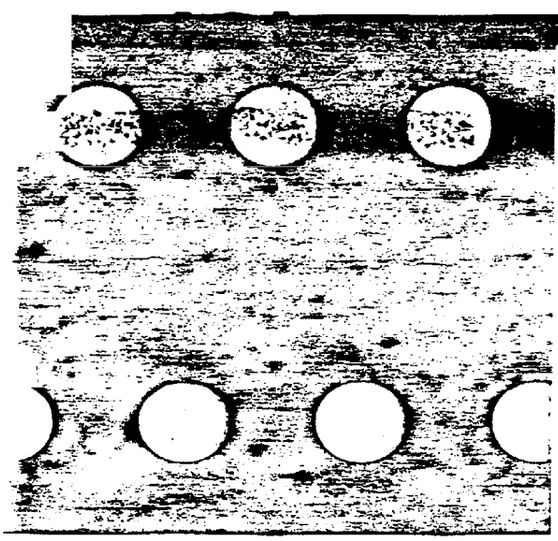
1. All matters shown on the plan of record in Book 6900, page 598, Register's Office for Davidson County, Tennessee.

2. Restrictions of record in Book 7260, page 483 as amended in Book 8762, page 199, Register's Office for Davidson County, Tennessee.

3. Conveyance of Sanitary Sewers of record in Book 7474, page 695, said Register's Office.

4. Easements for electric power transmission lines of record in Book 2248, page 618; Book 2271, page 196; and Book 2249, page 86, said Register's Office.

5. Bylaws of the Otterwood Homeowners Association of record in Book 7260, page 505, said Register's Office.



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

RECEIVED OF _____

FOR _____

BOOK 9558 PG 886

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

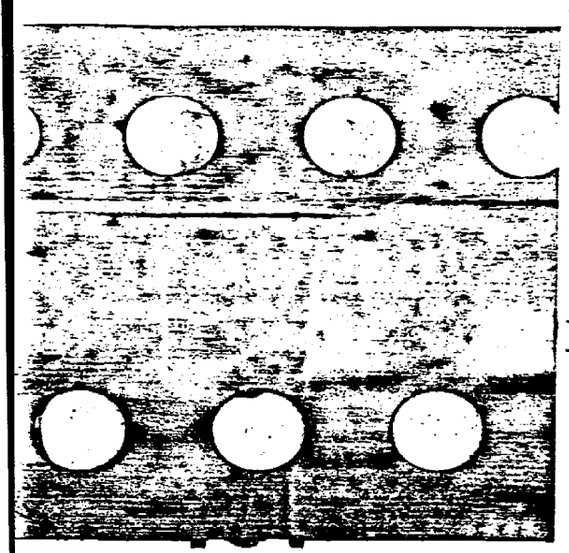
DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 96900.00
CON TX 358.53
PRFEE 1.00
TDEED 16.00
ERR CO
TDEED 16.00-
WDEED 16.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 375.53

CHECK 375.53

12/29/94 01 16:09 0001 7564



21311
IDENTIF. # REFERENCE

94 DEC 29 PM 4:

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 867460