THIS INSTRUMENT PREPARED BY:
HATCHER ESCROW COMPANY
113 SHIVEL DRIVE
HENDERSONVILLE, TENNESSEE 37075

OUR FILE NUMBER: R4188

MAP/GROUP/PARCEL
104-15-0-045.00

NEW OWNER'S NAME AND ADDRESS:
Joe L. Wall and H. Mike Suggs
126 Long Hollow PK.
Goodlettsville, TN 37072

PROPERTY ADDRESS: LOT 402, Bellshire Estates, Section B
Nashville, Tennessee

SEND TAX BILLS TO:
NEW OWNER

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged, we, Ray Dorris and wife, Mary H. Dorris, hereinafter called Grantors, do hereby transfer and convey unto Joe L. Wall and H. Mike Suggs, their heirs and assigns, hereinafter called Grantees, property described as follows:

LAND in Davidson County, Tennessee,

BEING Lot No. 1 on the Plan of the Resubdivision of Lot No. 402, Bellshire Estates, Section B, a plat of which is of record in Plat Book 8250, Page 364, Register's Office for Davidson County, Tennessee, and being more particularly described according to said Plan, to which reference is hereby made for further description of said property.

BEING part of the property conveyed to grantors herein by deed of record in Book 2858, Page 385, Register's Office for Davidson County, Tennessee.

TOGETHER WITH A PERPETUAL EASEMENT FOR A PRIVATE SEWER LINE DESCRIBED according to a description prepared by J. Bruce Rainey, Tennessee License Surveyor #823, as follows:

LAND in Davidson County, Tennessee, and being an easement for a private sewer service line being 20 feet in width across Lot No. 2 on the plan of Resubdivision of Lot 402 of Bellshire Estates, Section 8, as of record in Book 8250, Page 364, RODC, TN, said easement is for the benefit of Lot No. 1 as shown on said plan, the centerline of which is more particularly described as follows:

BEGINNING at a point on the common property line between Lots 1 and 2, as shown on the plan of the Resubdivision of Lot 402 of Bellshire Estates, Section 8, of record in Plat Book 8250, Page 364, RODC, TN, said point of beginning being 137 feet, more or less, southerly as measured along the common property line from the northernmost common corner of said lots, said common corner is also on the southerly margin of Bellshire Drive; thence leaving the common property line of said Lots 1 & 2 and running generally northwesterly 40 feet more or less to the center of an existing public sanitary sewer line as not located on Lot 2 and shown on the recorded plat of the Resubdivision of Lot 402 of Bellshire Estates, Section 8.

The above described line is the center of a 20 foot private sewer service line easement which lies 10 feet each side of the above described line.

Being a portion of the property conveyed to grantor in Book 2858, page 385, RODC.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantors covenant with grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record, including, but not limited to, a sanitary sewer line of record in Book 6479, Page 266, RODC.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Ray Dorris

Mary H. Dorris

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, Ray Dorris and wife Mary H. Dorris, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as their free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee, on this the 8th day of March, 1995.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
2-3-98

SHELTON HATCHER NOTARY PUBLIC AT LARGE SUMNER COUNTY STATE OF TENNESSEE EXP. 2-3-98

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $12,000.00.

AFFIANT

Sworn to and subscribed before me, this the 8th day of March, 1995.

NOTARY PUBLIC

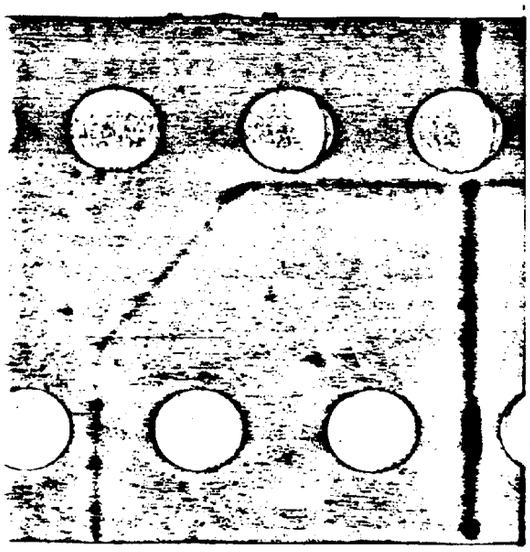
My Commission Expires:
2-3-98

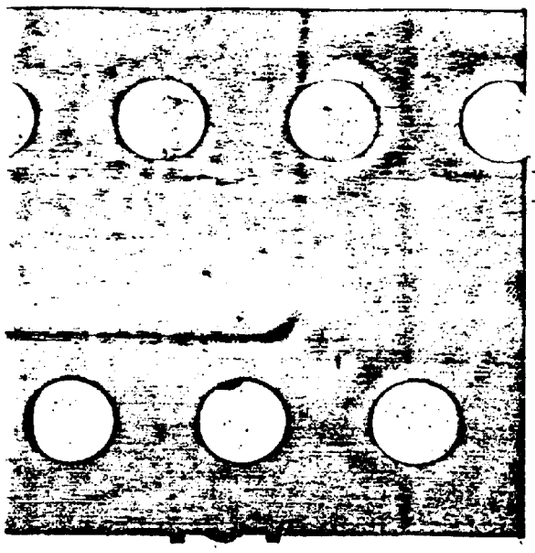
SHELTON HATCHER NOTARY PUBLIC AT LARGE SUMNER COUNTY STATE OF TENNESSEE EXP. 2-3-98

95 MAR 13 AM 9:00
FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

41341
IDENTIF. ↑ REFERENCE

2587 03/13 0101 03CHECK 53.40





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9616 PG 777

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 12000.00
CON TX 44.40
PRFEE 1.00
WDEED 8.00
TOTAL 53.40
CHECK 53.40

03/13/95 01 09:01 0001 9587

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

41341
IDENTIF. ↑ REFERENCE

95 MAR 13 AM 9:00

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 889193