SOB

WARRANTY DEED

BOOK 9682 PG 897

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 64,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF May 19 95

Notary Public

MY COMMISSION EXPIRES: ~~July 27, 1996~~ 11-20-96

R. L. MAJOR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY

Linda S. Harris, Attorney, 5400 Maryland Way, Suite 101, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry D. Lay, II	First Union National Bank of Tenn	181
(NAME)	(NAME)	
6456 Holt Road	150 Fayetteville Street Mall	89
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37211	Raleigh, NC 27601-2919	6D 53760
(CITY) (STATE) (ZIP)	(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, Daniel Patrick Sanders

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Larry D. Lay, II and wife, Penny S. Lay

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:

A tract of land lying in the Sixth Civil District of Davidson County, Tennessee, described according to a survey made by Jesse E. Walker, dated June 1986, License No. 1486, whose address is 492 Saddle Drive, Nashville, TN 37221, as follows: BEGINNING at a point at the Intersection of the North margin of Holt Road and the west margin of Nolensville Pike, also known as U.S. Highway 41 A, thence along the north margin of Holt Road, 800 feet more or less, in a westerly direction to an iron pin, said iron pin being the point of Beginning herein; thence with the North margin of Holt Road, S 89 degrees 56 minutes 52 seconds W, a distance of 352.05 feet to an iron pin, being the southwesterly corner of this tract and the southeasterly corner of the Charles L. White, et ux property of record in Book 6884, page 952, said Register's Office; thence in a northerly direction, N. 6 degrees 33 minutes 46 seconds W. 304.45 feet to an iron pin; thence N. 49 degrees 14 minutes 59 seconds E. 103.01 feet to an iron pin; thence S. 35 degrees 38 minutes 24 seconds E. 247.98 feet to an iron pin; thence S. 34 degrees 19 minutes 07 seconds E. 105.30 feet to an iron pin; thence S. 30 degrees 44 minutes 26 seconds W. 15.84 feet; thence S. 59 degrees 15 minutes 34 seconds E. 131.02 feet to the point of beginning.

Being the same property conveyed to Daniel Patrick Sanders, unmarried by deed from Jim Foutch and wife, Evelyn R. Foutch of record in Book 8667, page 241, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

Rhonda Sanders, the undersigned joins in this conveyance to convey any and all marital interest in subject property.

unimproved ( )
This is improved (X) property, known as 6456 Holt Road, Nashville, Tennessee 37211
(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 22nd day of May 19 95

Daniel Patrick Sanders

Rhonda Sanders

BOOK 9682 PG 898

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Daniel Patrick Sanders and wife, Rhonda Sanders

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 22nd day of May, 1995.

Commission expires July 27, 1996

Notary Public

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

IDENTIF. A REFERENCE

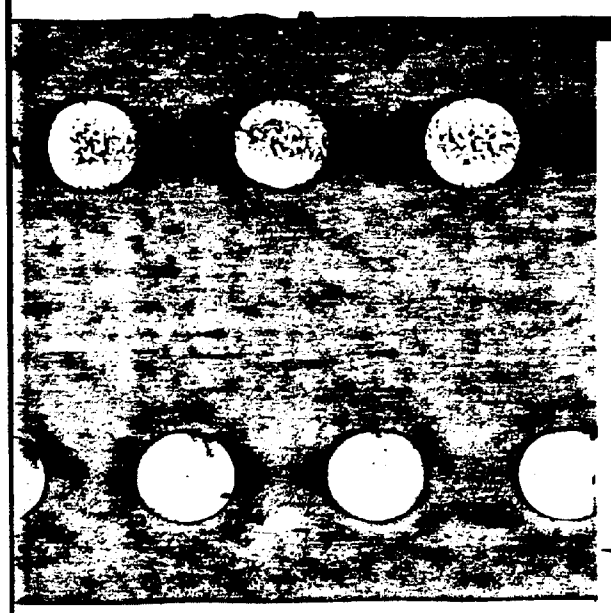
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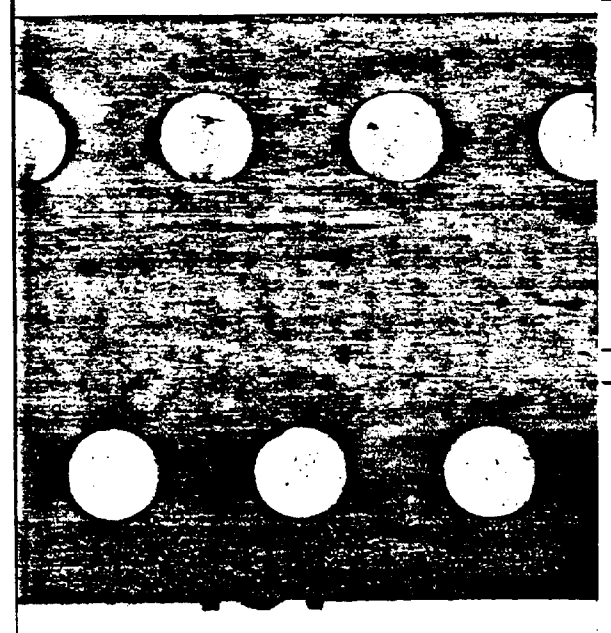
95 MAY 26 PM 3:02

REGISTER
DAVIDSON CO. TN.

RECD 95/26 FOL 030 EDK

247





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9682 PG 899

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 64500.00
CON TX 238.65
PRFEE 1.00
WDEED 8.00
TOTAL 247.65
CLERK 247.65

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00644 70
IDENTIF. ↑ REFERENCE

95 MAY 26 PM 3:02

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

No. 914418