File Box 9-B
First Title and Escrow Company, Inc. **WARRANTY DEED**
File #13331

BOOK 9798 PG 729

*THIS INSTRUMENT PREPARED BY*

George E. Mudter, Jr., Atty.
4301 Hillsboro Road. Suite 220
Nashville, Tennessee 37215

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| CAROL COX MONTGOMERY (NAME) | NORTH AMERICAN MORTGAGE COMPANY (NAME) | 112 |
| 525 Deer Ridge Lane (STREET ADDRESS OR ROUTE NUMBER) | 4301 Hillsboro Road, Suite 328 (STREET ADDRESS) | 143 |
| Nashville, Tennessee 37221 (CITY) (STATE) (P. O. ZIP) | Nashville, Tennessee 37215 (CITY) (STATE) (ZIP) | 9D79001 |

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, DONALD R. EWING, II AND WIFE, ANGELA C. EWING

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

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in the 9th Civil District of Davidson County, Tennessee, and being described according to a survey by P.A. Chapdelaine, Tennessee Surveyor No. 882, dated May 2, 1983, and being a 10.73 acre tract served by an unnamed easement road which existed with gravel prior to July 1, 1984, and said easement road being established on May 8, 1979, by instrument of record in Book 5393, page 898, Register's Office for Davidson County, Tennessee, and the within described property consisting of more than 10 acres, described as follows:

Beginning at an iron pin in the center of Gerry Easement Road said iron pin being measured along the centerline of Gerry Easement Road 3058.86 feet in a northeasterly direction from a point being measured along the centerline of a easement road 536.47 feet in a northerly and northeasterly direction from an iron pin in the center of said easement road where it joins the road describedin Book 5393, page 898, Register's Office for Davidson County, Tennessee; thence with the centerline of said Gerry Easement Road North 37 deg. 51 min. 29 sec. East 149.94 feet to a point; thence continuing with the centerline of said road with a curve having a radius of 340.60 feet for 177.87 feet in a northeasterly direction to a point and North 67 deg. 46 min. 47 sec. East 118.20 feet to a point; thence leaving Gerry Easement Road North 25 deg. 53 min. 06 sec. West 859.88 feet to an iron pin; thence South 85 deg. 57 min. 40 sec. West 569.18 feet to an iron pin: thence South 30 deg. 57 min. 32 sec. East 1169.48 feet to the point of beginning.

Being the same property conveyed to Donald R. Ewing, II and wife, Angela C. Ewing by deed from Hilary E. Lawrence and wife, Sadie G. Lawrence of record in Book 8769, page 120, said Register's Office.

This conveyance is made subject to: (1) 1995 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 5379, pages 497, 501 & 509, Book 5393, page 898 and Book 6869, page 753; and (3) Easement of record in Book 5393, page 898, Book 6869, page 753, and Book 2297, page 637.

unimproved ( )
This is improved ( X ) property, known as 525 Deer Ridge Lane, Nashville, Tennessee 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 15th day of September, 19 95.

DONALD R. EWING, II

ANGELA C. EWING

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 9798 PG 730

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DONALD R. EWING, II AND WIFE, ANGELA C. EWING

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 15th day of September, 19 95.

My commission expires 11-28-98 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

0101638
IDENTIF. & REFERENCE

95 SEP 19 AM 10:36
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE
COUNTY OF Davidson

215,000.00

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

Carol Cox Montgomery
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF September 19 95

MY COMMISSION EXPIRES: 11-28-98
(AFFIX SEAL)

Notary Public

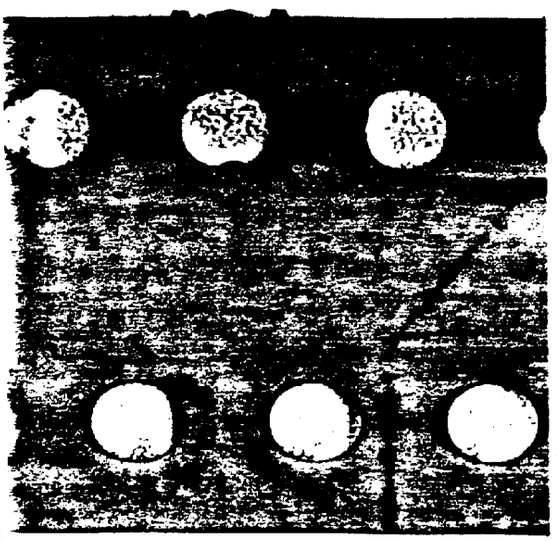
WARRANTY DEED

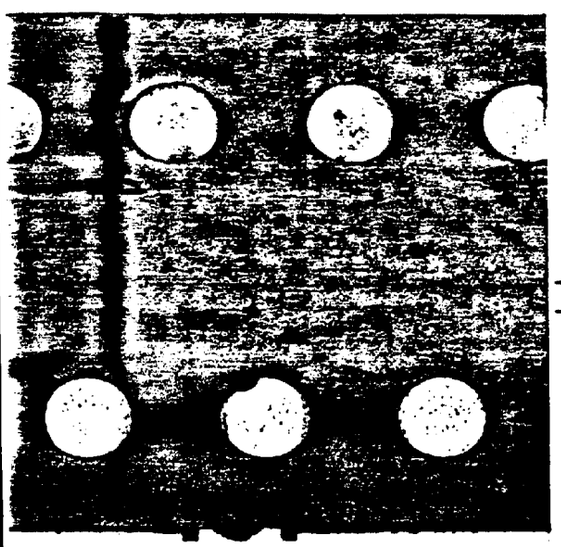
FROM
DONALD R. EWING, II AND WIFE,
ANGELA C. EWING

TO
CAROL COX MONTGOMERY

5578 09/19 0101 03CHECK 804.50

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926





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

RECEIVED OF _____

FOR _____

BOOK 9798 PG 731

| | | |
|---|---|---|
| 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
215000.00
CON TX 795.50
PRFEE 1.00
MISC 8.00
TOTAL 804.50
CHECK 804.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/19/95 01 10:35 0001 5578

0101638
IDENTIF. # REFERENCE

95 SEP 19 AM 10:36
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 954423