Boy 36

THIS INSTRUMENT PREPARED BY:
David B. Herbert, Esq.
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North
Nashville, TN 37219-0375

BOOK 9811 PG 431

WARRANTY DEED

Name and Address of New Owner:
Leo D. Hermes and John P. Hermes
205 S. Lee Street
Bloomington, Illinois 61701

Send Tax Bills To:
OWNER

Street Address of Subject Property:	**Map-Parcel No:**
Lot 2, Resubdivision of Lot One of Thompson Station, Nolensville Road, Nashville, Tennessee	**Map 147-11 Parcel** 141

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **SENASH, Inc., a Tennessee corporation,** hereinafter called **"GRANTOR,"** has bargained and sold, and by these presents does transfer and convey unto **LEO D. HERMES AND JOHN P. HERMES, AS TENANTS IN COMMON,** hereinafter called **"GRANTEES,"** their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Resubdivision of Lot 1 of Thompson Station, of record in Book 7900, page 659, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being a portion of the same property conveyed to SENASH, Inc. by deeds of record in Book 8886, page 950, Book 8886, page 954, Book 8886, page 958, Book 8886, page 963 and Book 8886, page 967, Register's Office for Davidson County, Tennessee.
>
> In addition to the foregoing, the Grantor hereby conveys all of its right, title and interest to the Grantee in a certain Utility

Easement of record in Book 9302, page 263, and a certain Ingress/Egress Easement of record in Book 9302, page 268, both of record in the Register's Office for Davidson County, Tennessee.

The conveyance of the above described parcel of land is subject to the following:

1. Taxes for the year 1995, which have been prorated between the parties and assumed by the Grantee;

2. All matters shown on the Plan of record in Book 7900, page 659, as amended in Book 9302, page 175, Register's Office for Davidson County, Tennessee;

3. Sanitary Sewer easements of record in Book 8037, page 341, said Register's Office;

4. Easements granted to the State of Tennessee in Book 4035, page 367, and Book 4044, page 917, said Register's Office;

5. Agreement of record in Book 5584, page 120, said Register's Office;

6. Boundary Line and Driveway Easement Agreement of record in Book 8886, page 977, said Register's Office;

7. Storm Detention and Drainage Facilities Easement of record in Book 8886, page 984, said Register's Office;

8. Easement of record in Book 9007, page 106, said Register's Office;

9. Agreement for Restrictive Covenants contained in an instrument of record in Book 8887, page 56, as amended in Book 9302, page 176, said Register's Office; and

10. Storm Water Drainage Agreement of record in Book 9302, page 257, said Register's Office.

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 GRANTOR does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTOR does further covenant and bind itself, its heirs, successors, assigns 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 its hand this 28th day of September, 1995 by its duly authorized representative.

SENASH, Inc., a Tennessee corporation

By: _____

Title: Vice President/Asst. Secretary

STATE OF NORTH CAROLINA]
]
COUNTY OF SURRY]

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared C. RICHARD VAUGHN _____, 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 the Vice President/Asst. Secretary of SENASH, Inc., a Tennessee corporation, the within named bargainor, and that as such he, being authorized so to do, executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and official seal at Mount Airy, North Carolina this 28th day of September, 1995.

OFFICIAL SEAL
Notary Public, North Carolina
COUNTY OF SURRY
DONNA JOHNSON BOLES
My Commission Expires 6-5-2000

_____
NOTARY PUBLIC

My commission expires: June 5, 2000

STATE OF TENNESSEE]
]
COUNTY OF DAVIDSON]

The actual consideration or value whichever is greater, for this transfer is $240,000.00.

Affiant

Subscribed and sworn to before me, this the 29th day of September, 1995.

NOTARY PUBLIC

My commission expires:

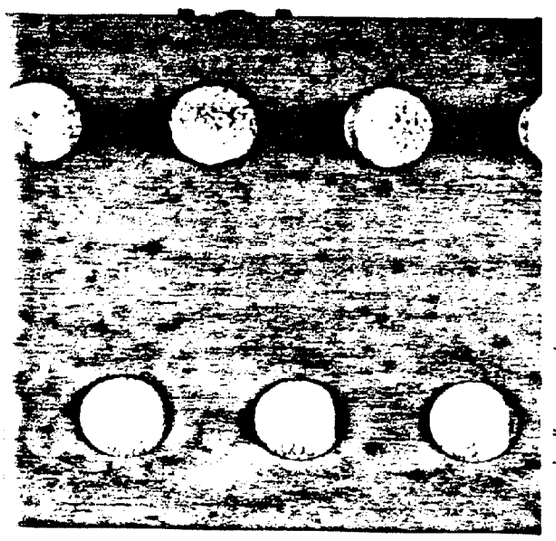
NOTARY PUBLIC
AT LARGE
Mary Ann Selley
My Commission Expires
January 24, 1998
STATE OF TENNESSEE

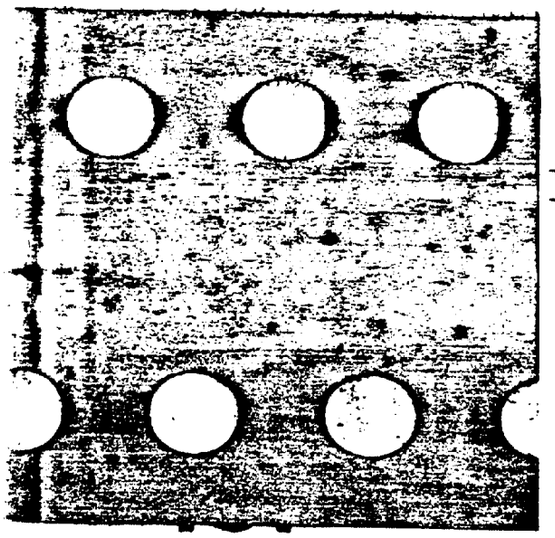
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0106634
IDENTIF. & REFERENCE

95 SEP 29 PM 4:12
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

0850 09/29 0101 03CHECK 905.00





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9811 PG 435

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
240000.00
CON TX 888.00
PRFEE 1.00
TDEED 16.00
ERR CO
TDEED 16.00-
WDEED 16.00
TOTAL 905.00
CHECK 905.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/29/95 01 16:12 0001 0850

0106634 IDENTIF. ↑ REFERENCE

95 SEP 29 PM 12

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 959651