BOOK 9858 PG 707

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 67,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF October 19 95

Notary Public

MY COMMISSION EXPIRES: [illegible]
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**

David J. Waynick, Attorney, 207 Donelson Pike, Nashville, Tennessee 37214

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Amy Jo Rankin (NAME) | Same (NAME) | 155-0-41 |
| 8569 Lewis Road (ADDRESS) | (ADDRESS) | |
| Nashville, TN 37221 (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, Herman T. Claxton and wife, Frances O. Claxton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Amy Jo Rankin, a married person

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 certain tract of land located in the Ninth Civil District of Davidson County, Tennessee and on the east side of Lewis Road and being a part of a 12 acre tract conveyed to Eva Mae Larkin Sawyers et vir, of record in Book 1166, Page 397, Register's Office for said County, and being Parcel 41, Map 155 Davidson County Mapping Department, and more fully described according to a survey of Elbert F. Luther, Jr., as follows:

Beginning at an iron pin in center of Lewis Road, same beginning the northwest corner of Tract No. 2; thence south 87 deg. 30 min. east 512.5 feet to an iron pin at the east line of 12 acre tract; thence north 4 deg. 45 min. east 294.5 feet to the southeast corner of Tract No. 4, leaving said corner south 83 deg. 30 min. west, 543.1 feet to an iron pin, the same being the southwest corner of Tract No. 4; thence south 2 deg. 30 min. west 206.5 feet to the beginning containing 3.0 acres more or less.

Being the same property conveyed to Herman T. Claxton and wife, Frances O. Claxton by deed from Secretary of Vererans Affairs of Record in Book 8861, Page 595 Register's Office for Davidson County, Tennessee.

Taxes resulting from supplemental, revised or corrected assessments under Tennessee Code annotated section 67-5-603 et seq.

This is unimproved ( ) improved (X) property, known as 8569 Lewis Road, Nashville, TN 37221
(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 our hand s this 13th day of October 19 95

Herman T. Claxton

Herman T. Claxton

Frances O. Claxton

Frances O. Claxton

9858

BOOK 9858 PG 708

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 Herman T. Claxton and wife, Frances O. Claxton

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 Nashville, Tennessee, this 13th day of October, 1995.

Commission expires My Commission Expires Mar 31, 1999

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

0122595

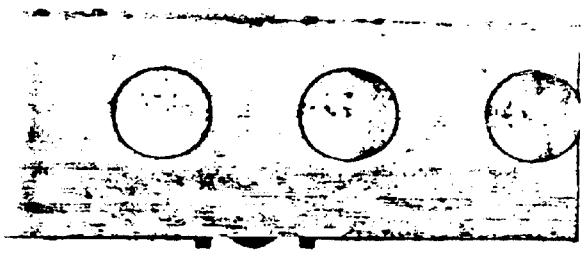
IDENTIF. ↑ REFERENCE

95 NOV 13 PM 12:58
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

7944 11/13 0101 03CHECK 258.75







**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 9858 PG 709

| | | |
|---|---|---|
| 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 | 67500.00 |
| CON TX | 249.75 |
| PRFEE | 1.00 |
| WDEED | 8.00 |
| TOTAL | 258.75 |
| CHECK | 258.75 |

11/13/95 01 12:58 0001 7944

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

0122595
IDENTIF. ↑ REFERENCE

95 NOV 13 PM 12:58
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 976517