BOOK 9914 PG 643

Box 44 **THIS INSTRUMENT PREPARED BY:** **George V. Craword, Jr.** **GULLETT, SANFORD, ROBINSON & MARTIN** Third Floor 230 Fourth Avenue, North P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $175,000.00 Joseph John Blank, III **AFFIANT** Subscribed and sworn to before me, this 10th day of January, 1996. Notary Public My Commission Expires: 11/27/99

Address New Owners As Follows: Joseph John Blank, III, 4807 Granny White Pike, Nashville, TN 37220

Send Tax Bills To: Mellon Mortgage Company, P.O. Box 105502, Atlanta, GA 30348

Map-Parcel Number: 131-15-026

9703 01/11 0101 03CHECK 656.50

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **R. DOUGLAS MEFFORD AND WIFE, LISA J. MEFFORD** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **JOSEPH JOHN BLANK, III, unmarried,** hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 12 on the plan of Harpeth Acres, Section 1, of record in Book 1424, page 140, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to R. Douglas Mefford and spouse, Lisa J. Mefford by deed from K. Janelle Wilson, Conservator, of record in Book 8557, page 519, Register's Office for Davidson County, Tennessee.

1. 1996 taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantee. By acceptance of delivery of this instrument, Grantee assumes and agrees to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

2. Matters shown on the Plan of record in Book 1424, page 140, Register's Office for said County.

3. Subject to a sanitary sewer and/or storm drainage easement of record in Book 4298, page 488, Register's Office for said County.

This is improved property known as 4807 Granny White Pike, Nashville, Tennessee 37220.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever; and we covenant with the said Grantee 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 further covenant and bind ourselves, our heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee, his heirs and assigns, against the lawful claims of all person 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 hands this 10th day of January, 1996.

R. Douglas Mefford

Lisa J. Mefford

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **R. DOUGLAS MEFFORD**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 10th day of January, 1996.

Notary Public

My Commission Expires: 11/27/99

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

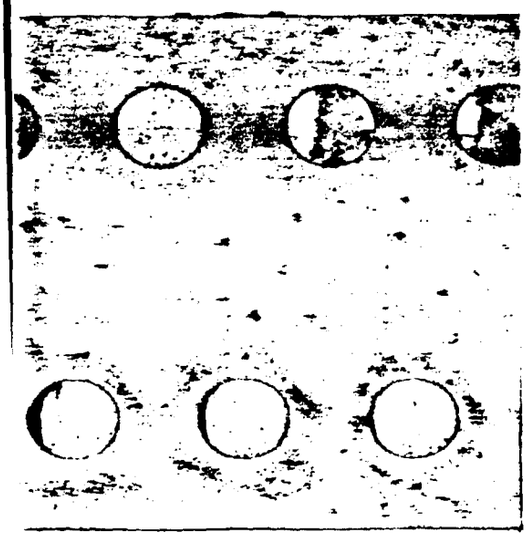
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **LISA J. MEFFORD**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

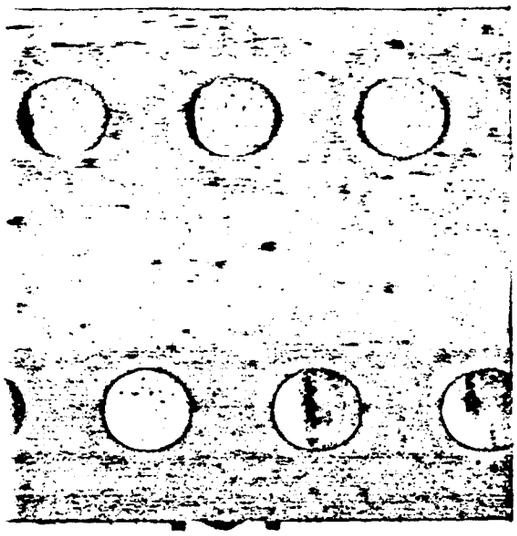
WITNESS my hand, at office, this 10th day of January, 1996.

Notary Public

My Commission Expires: 11/27/99

0139882
IDENTIFICATION REFERENCE
96 JAN 11 AM 10:00
DAVIDSON COUNTY, TN
00445[illegible].01





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

RECEIVED OF _____

FOR _____

BOOK 9914 PG 642

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
175000.00
CON TX 647.50
PRFEE 1.00
MTGED 8.00
TOTAL 656.50
CHECK 656.50
01/11/96 01 10:01 0001 6723

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0139882
IDENTIF. & REFERENCE

96 JAN 11 AM 10:00
FELIX Z. WILSON, II, REGISTER
DAVIDSON COUNTY, TN.

No. 995053