Mail

THIS INSTRUMENT PREPARED BY:

Homer R. Ayers, Attorney At Law
303 Frances Street
P. O. Box 904
Goodlettsville, Tennessee 37070-0904

Warranty Deed

BOOK 9919 PG 642

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
Richard R. Lane, et ux 505 New Castle Lane Hermitage, TN 37076	Same as New Owner	Map 109 Parcel 172 Field Book 4D 17695

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, MICHAEL H. CAMPBELL and wife, PATRICIA CAMPBELL, hereinafter referred to as the "GRANTORS", have bargained and sold, and by these presents do transfer and convey unto RICHARD R. LANE and wife, ANNA S. LANE, hereinafter referred to as the "GRANTEES", their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> Land in the 2nd Civil District of Davidson County, Tennessee, lying on the south side of Stewarts Ferry Pike and identified as Map 109, Parcel 172 on the records of the Metropolitan Tax Assessor, and being the remainder of the property conveyed to Robert J. Baltz, Jr., Trustee by deed from C. E. Hooper, Trustee, of record in Book 4916, page 983, Register's Office for said County, described as follows:
>
> BEGINNING at a point 910.88 feet from the intersection of Old Hickory Boulevard and lying on the south side of Stewarts Ferry Pike, and being the northwest corner of subject property; thence running with Stewarts Ferry Pike South 71 deg. 12 min. 56 sec. East 163.81 feet to a point being the northeast corner; thence South 56 deg. 58 min. 54 sec. West 414.38 feet to a point being the southeast corner; thence South 80 deg. 27 min. 45 sec. West 88.86 feet to a point being the southwest corner; thence North 2 deg. 10 min. 37 sec. West 449.66 feet to the point of beginning and containing 1.21 acres, more or less.
>
> BEING the same property conveyed to Michael H. Campbell and wife, Patricia Campbell, by deed from William D. Merryman and wife, Vernonda Merryman, of record in Book 7332, page 749, said Register's Office.
>
> The legal description, as hereinabove set forth is the same as that contained in the previous Deed of Record.
>
> This is unimproved property in Davidson County, TN.

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, the GRANTORS, 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 warrant that the same is unencumbered, except as follows:

1. Taxes for the year 1996, which are a lien but not yet due and payable, and which have been prorated between the parties and will be paid, in full, by the GRANTEES, when due.

And WE, the GRANTORS, 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.

WITNESS our hands on this the 11th day of January, 1996.

"GRANTORS"

MICHAEL H. CAMPBELL

PATRICIA CAMPBELL

"GRANTEES"

RICHARD R. LANE

ANNA S. LANE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MICHAEL H. CAMPBELL and wife, PATRICIA CAMPBELL, and RICHARD R. LANE and wife, ANNA S. LANE, 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, at office, this the 11th day of January, 1996.

NOTARY PUBLIC

PATSY C. DAVIDSON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN
MY COMMISSION EXPIRES:
DECEMBER 6, 1997

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater, for this transfer is $10,000.00.

Affiant

Sworn to and subscribed before me, this the 11th day of January, 1996.

NOTARY PUBLIC

PATSY C. DAVIDSON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN
MY COMMISSION EXPIRES:
DECEMBER 6, 1997

96 JAN 17 AM 10:42

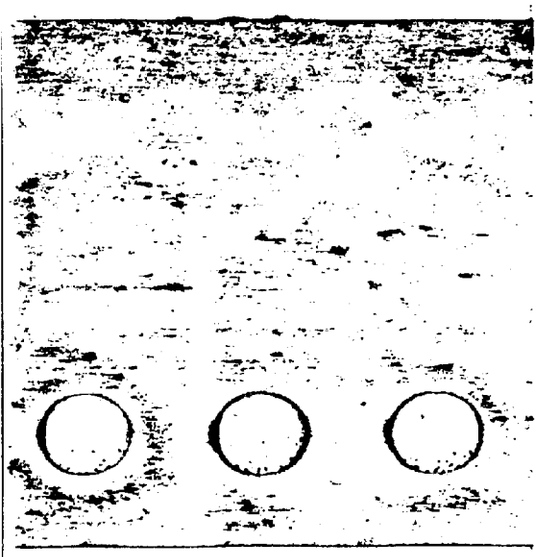
DAVIDSON COUNTY, TN

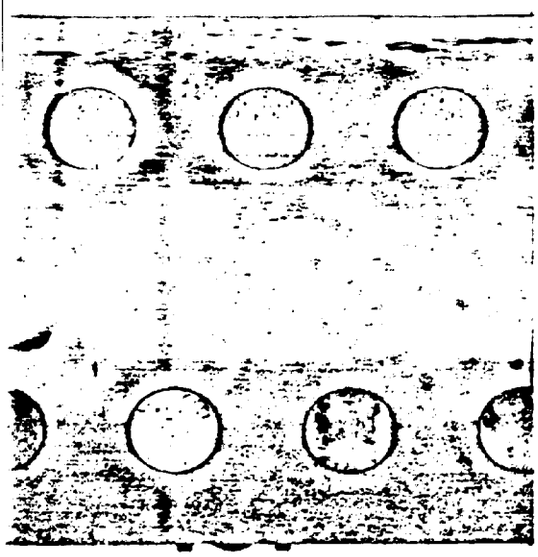
0111457

IDENTIFICATION REFERENCE

3655 01.17 1101 03CHECK

46.00





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9919 PG 644

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	10000.00
CON TX	37.00
PRFEE	1.00
WDEED	8.00
TOTAL	46.00
CHECK	46.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 302 3405

0141457
IDENTIFICATION REFERENCE

98 JAN 17 AM 10:42

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

No. 996712