WARRANTY DEED

BOOK 9921 PG 189

ELIZABETH J. SMITH NOTARY PUBLIC AT LARGE STATE OF TENNESSEE
My Commission Expires: 1-27-98

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 148,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF January 19 96

Notary Public

MY COMMISSION EXPIRES: 1/27/98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lassiter, Tidwell and Hildebrand, 428 Wilson Pike Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Clarence Michael Dunn (NAME)	Union Planters Bank of Middle (NAME)	100-15.02
7280 Indian Creek Road (ADDRESS)	401 Union Street (ADDRESS)	
Nashville, TN 37209 (CITY) (STATE) (ZIP)	Nashville, TN 37219-2588 (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, Edward Lee Anderson, II and wife, Karen Sue Miller, now Anderson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Clarence M. Dunn and wife, Carene A. Dunn

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:

Land in the 8th Civil District of Davidson County, Tennessee, being more particularly described according to a survey made by John B. Kohl, III, dated January 27, 1989, as follows:

BEGINNING at an iron stake in the northeast corner of the property conveyed to James A. Johnson and wife, by deed from M. D. Holmes and wife, of record in Book 2905, Page 377, Register's Office for said County; thence with said Johnson's northern boundary line South 67 degrees West 143 feet to an elm tree in C. DeMoss' line; thence with the northern boundary line of the Clarence DeMoss property North 36 degrees West 660 feet to a stake in DeMoss line and hickory pointers; thence North 39 degrees East 82 feet to a stake in a fence; thence North 40 degrees 30 minutes East 400 feet to a stake in two hackberry pointers; thence South 23 degrees East 308 feet to a point in the center of a 50- foot road; thence with the center of said Road South 42 degrees East 135 feet, South 19 degrees 30 minutes East 40 feet, South 5 degrees West 278 feet, South 6 degrees 15 minutes East 155 feet, and South 26 degrees 30 minutes East 297 feet to the center of Indian Creek Road; thence with the center of the same South 66 degrees West 25 feet; thence North 26 degrees 30 minutes West 295 feet to the BEGINNING, containing 6.15 acres, more or less.

Being the same property conveyed to Edward Lee Anderson, II and Karen Sue Miller, both unmarried, as Joint Tenants with the right of survivorship, by deed from Patricia M. Harrington, unmarried of record in Book 7774, Page 196; rerecorded in Book 7777, Page 986, Register's Office for Davidson County, Tennessee. Karen Sue Miller is now known as Karen Sue Miller Anderson.

CONTINUED

unimproved ( )
This is improved (X) property, known as 7280 Indian Creek Road, Nashville, TN 37209
(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 & this 9th day of January 19 96

Edward Lee Anderson, II

Karen Sue Miller Anderson

Karen Sue Miller Anderson

BOOK 9921 PG 190

STATE OF New York
COUNTY OF Kings

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Edward Lee Anderson, II and wife, Karen Sue Miller Anderson

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 _____, this 9th day of January, 19 96.

Commission expires 1/25/96

Notary Public

JAMES R. RATLIFF
Notary Public, State of New York
~~No 24-4920866~~
Qualified in Kings County
Commission Expires 1/25 19, 96

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

POA 32.00 0101 DEEDED 370.00

LEGAL DESCRIPTION CONTINUATION

This description is the same used in the previous deed of record.

Subject to Easement of record in Book 7774, Page 193; Right of Way of Indian Creek Road and an 50 foot unnamed road, ~~and all matters shown on the Plan of Record~~

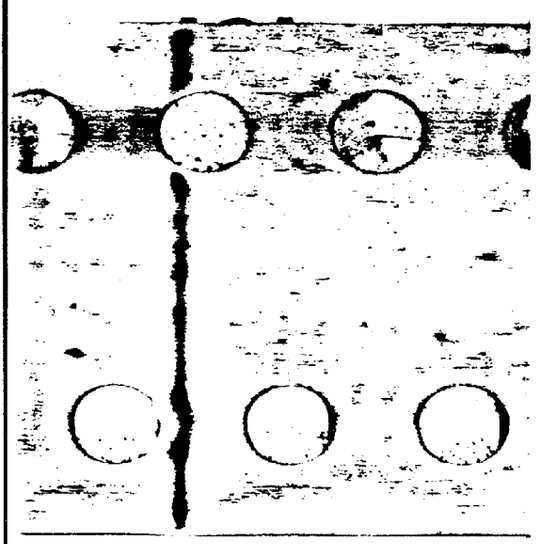
This conveyance is made together with the rights conveyed in the driveway easement of record in Book 7774, page 193, said Register's Office.

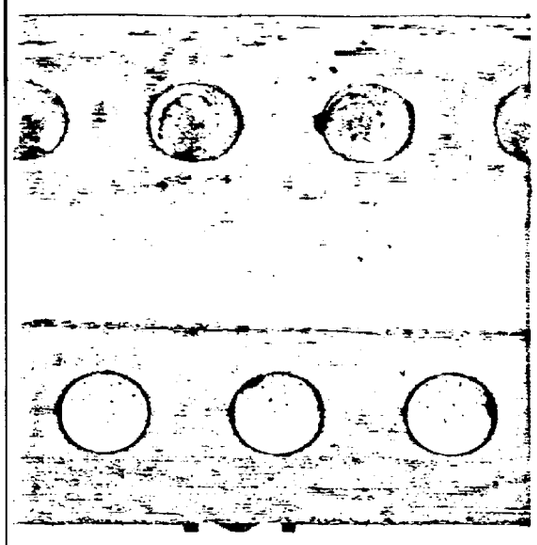
011.2013

IDENTITY AGREEMENT

96 JAN 18 AM 11:37

FILED
DAVIDSON COUNTY, TN





OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9921 PG 191

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

AMT

148000.00

SCN TX 547.60

PRFEE 1.00

MDEED 8.00

TOTAL 556.60

CHECK 556.60

[illegible] 01 [illegible] 9034

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01142013

IDENTIFICATION REFERENCE

93 JAN 16 AM 11:37

DAVIDSON COUNTY, TN.

No. 997335