BOOK 9950 PG 33

A7

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 137,000.00

Steve D. Turner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
6th DAY OF February 19 96

KATHY J. BYERS NOTARY PUBLIC STATE OF TENNESSEE

Kathy J. Byers
Notary Public

MY COMMISSION EXPIRES 11-22-97
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
William D. Castleman, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Steve D. Turner (NAME)	SunTrust Bank, Nashville, N.A. (NAME)	MAP 56
4390 Pecan Valley Road (ADDRESS)	201 4th Avenue, North (ADDRESS)	PARCEL 59
Nashville, TN 37218 (CITY) (STATE) (ZIP)	Nashville, TN 37230 (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, Larry B. Turner and wife, Mildred H. Turner

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Steve D. Turner, a married man

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 Davidson County, Tennessee, being Tract No. 8 and part of Tract No. 7 of the W. Louis Simpkins property as described by survey of Larry Borum, Tennessee No. 1195, dated June 9, 1988, as follows:

Beginning on the southerly margin of Pecan Valley Road, at an iron pin being the original northeast corner of Turner property as recorded in Book 7302, Page 123, said R. O., and the northwest corner of Tract No. 7; thence S 28 deg. 23' 16" E 190.91 feet; thence S 13 deg. 02' 31" E 555.53 feet; thence S 64 deg. 37' 41" W 306.69 feet; thence N 83 deg. 00' 32" W 8.3 feet; thence N 18 deg. 06' 52" W 204.97 feet; thence N 33 deg. 48' 01" W 319.40 feet; thence N 32 deg. 02' 23" E 210.90 feet; thence N 31 deg. 57' 31" W 52.03 feet to the southerly margin of Pecan Valley Road; thence with said road, N 56 deg. 43' 52" E 147.52 feet; thence N 49 deg. 38' 56 E 125.00 feet to the point of beginning.

BEING the same property conveyed to Larry B. Turner, and wife, Mildred H. Turner, by deed from M. E. Hornbuckle, and wife, Henrietta S. Hornbuckle, of record in Book 7577, Page 14, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 4390 Pecan Valley Road, Nashville, TN 37218
(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 6th day of February, 19 96

Larry B. Turner
By: Larry B. Turner by Margaret G. King
Margaret G. King, Attorney-in-fact
Mildred H. Turner
By: Mildred H. Turner by Margaret G. King
Margaret G. King, Attorney-in-

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **MARGARET G. KING**, to me known to be the person who executed the foregoing instrument in behalf of **LARRY B. TURNER** and acknowledged that she executed the same as the free act and deed of the said **LARRY B. TURNER**.

WITNESS my hand and official seal at Goodlettsville, Tennessee, this 6th day of February, 1996.

Kathy J. Byers
Notary Public

KATHY J. BYERS NOTARY PUBLIC STATE OF TENNESSEE

My Commission Expires: 11/22/97

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **MARGARET G. KING**, to me known to be the person who executed the foregoing instrument in behalf of **MILDRED H. TURNER** and acknowledged that she executed the same as the free act and deed of the said **MILDRED H. TURNER**.

WITNESS my hand and official seal at Goodlettsville, Tennessee, this 6th day of February, 1996.

Kathy J. Byers
Notary Public

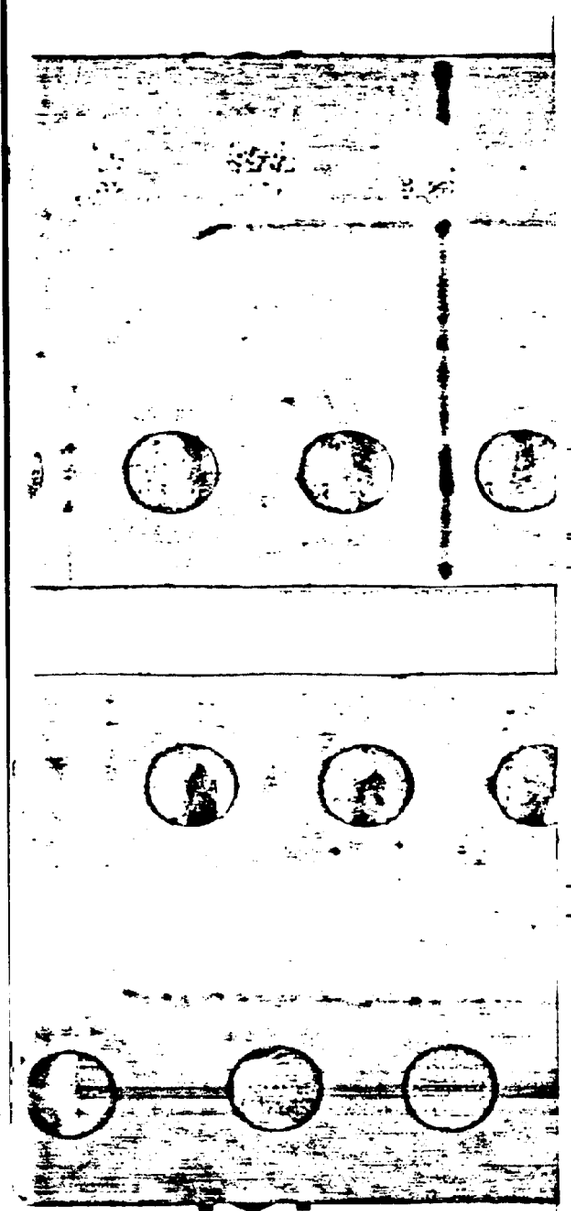
KATHY J. BYERS NOTARY PUBLIC STATE OF TENNESSEE

My Commission Expires: 11/22/97

0151095
IDENTIFICATION REFERENCE

96 FEB 16 AM 10:58
FELIX A. ... Register
DAVIDSON COUNTY, TN.

3747 02/16 0101 03CHECK 515.



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

RECEIVED OF _____

FOR _____

BOOK 9950 PG 35

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
137000.00
CON TX 506.90
PRFEE 1.00
WDEED 8.00
TOTAL 515.90
CHECK 515.90

02/16/96 01 11:00 0001 8747

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0151095 IDENTIF. ↑ REFERENCE

96 FEB 16 AM 10: 58

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

No. 1006930