0155624

IDENTIF. & REFERENCE

Box 52

BOOK 9964 PG 247

96 MAR -1 PM 1:53

FELIX Z. MCCUTCHEN REGISTER
DAVIDSON COUNTY, TN.

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS.
D. Scott Trotter	SunTrust Bank, Nashville, N.A.	MAP and PARCEL
Amy K. Trotter	Attn: Tax Dept.	
4889 Big Horn Drive	P.O. Box 305110/7th Floor	65-9-20
Old Hickory, TN 37138	Nashville, TN 37230-5110	

This instrument prepared by: Smith & Archer, P.C., 2605 Elm Hill Pike, Suite C
, Nashville, TN 37214 (Davidson County - Box 27B)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Larry R. Harlan, unmarried** , (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto **D. Scott Trotter and Amy K. Trotter, husband and wife** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 50 on the Plan of Sherwood Forest, Section 2, as of record in Plat Book 4300, Page 125, Register's Office for Davidson County, Tennessee, to which Plan reference is here made for a more complete description of said lot.

Being the same property conveyed to Larry R. Harlan, unmarried, by deed from Durward Wayne Estes and wife, Mary Jane Estes, of record in Book 9104, Page 171, Register's Office for Davidson County, Tennessee.

This is property with a common address of 4889 Big Horn Drive, Old Hickory, TN 37138.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: 1) Property taxes for the current year, said taxes being prorated and payment of same being assumed by the Grantees; 2) The Plan of Record in Book 4300, Page 125, said Register's office and all matters therein; 3) Restrictive Covenants of record in Book 4465, Page 184, and in Book 4546, Page 202, said Register's office.

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater for this transfer is $98,500.00

Affiant

Subscribed and sworn before me this 23rd day of February, 1996.

My Commission Expires: 9-18-99

Notary Public

BARBARA L. McGEE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **23rd** day of **February, 1996**.

Larry R. Harlan

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named **Larry R. Harlan, unmarried** , with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

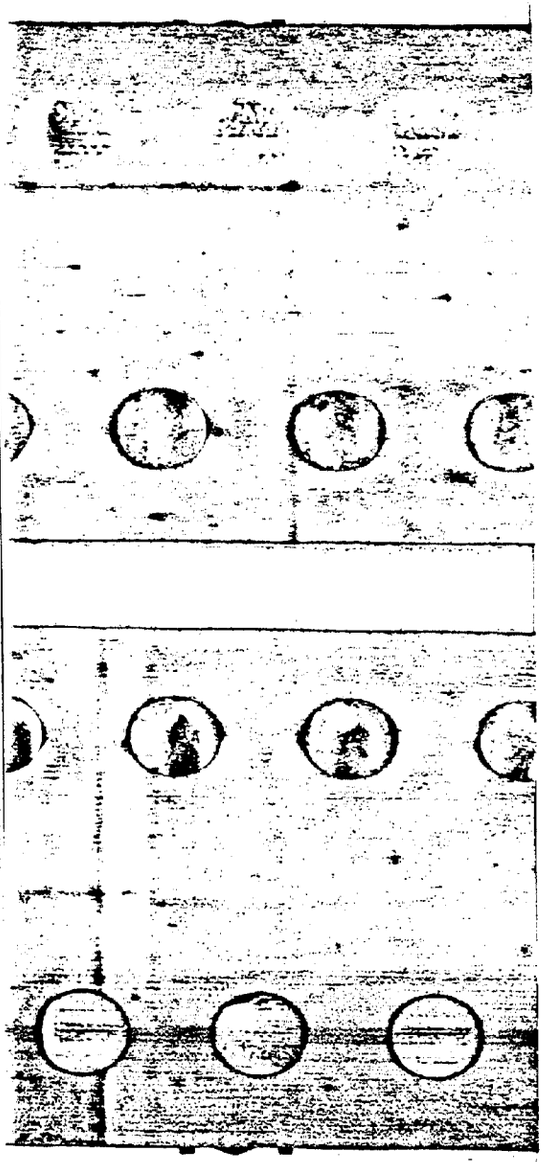
Witness my hand and official seal at **Nashville,**, Tennessee, this **23rd** day of **February, 1996**.

Notary Public
My Commission Expires:



File No. 9602-067

3597 03/01 0101 03CHECK 373.45



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

RECEIVED OF _____

FOR _____

BOOK 9964 PG 249

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 98500.00
DON TX 364.45
PRFEE 1.00
WDEED 8.00
TOTAL 373.45
CHECK 373.45

03/01/96 01 13:54 0001 3587

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0155624
IDENTIF. # REFERENCE

96 MAR -1 PM 1:53
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1011713