50-B

Return To:
BANKERS TITLE & ESCROW CORPORATION
3310 West End Avenue #Floor 4
NASHVILLE, TENNESSEE 37203
(615) 292-5900

THIS INSTRUMENT PREPARED BY:
HATCHER ESCROW COMPANY
113 SHIVEL DRIVE
HENDERSONVILLE, TENNESSEE 37075

OUR FILE NUMBER: R5045

MAP/GROUP/PARCEL
42-15-38

NEW OWNER'S NAME AND ADDRESS:
Steven M. Commiskey and wife,
Lisa S. Commiskey
113 West Marthona Road
Madison, TN 37115

BOOK 9975PG620

SEND TAX BILLS TO:
Union Planters of Middle Tennessee, N.A.
P.O. Box 3137
Memphis, Tennessee 38173-0137

WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, we, Larry J. Kendall and wife, Sherry L. Powell (now known as Sherry L. Kendall), hereinafter called Grantors, do hereby transfer and convey unto Steven M. Commiskey and wife, Lisa S. Commiskey, their heirs and assigns, hereinafter called Grantees, property described as follows:

LAND in the 3rd, formerly the 11th, Civil District of Madison, Davidson County, Tennessee,

BEING Lot Nos. 36, 37, 38, and 39 of Block B on the Plan of Marthona, not of record, described as follows:
Beginning on the easterly margin of West Marthona Road (formerly known as Ezell Road West), at a point 475 feet south of the southerly margin of Old Hickory Boulevard, said point being the corner of Lots Nos 35 and 36; thence with the line between said two lots, eastwardly 420 feet; thence South 2 deg. 58 min. West 100 feet to the corners of Lots Nos. 39 and 40; thence with the line between said two lots, westwardly 420 feet to the easterly margin of West Marthona Road; thence with said road, northwardly 100 feet to the beginning.

BEING the same property conveyed to Larry J. Kendall and Sherry L. Powell herein by deed of record in Book 8322, Page 570, Register's Office for Davidson County, Tennessee.

Sherry L. Powell is now the wife of Larry J. Kendall and now known as Sherry L. Kendall.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantors covenant with grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Larry J. Kendall

Sherry L. Powell
(n/k/a Sherry L. Kendall)

96 MAR 11 PM 3:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. + REFERENCE
0158980

STATE OF TENNESSEE
COUNTY OF SUMNER

BOOK 9975 PG 621

PERSONALLY appeared before me, the undersigned authority, Larry J. Kendall and Sherry L. Powell (now known as Sherry L. Kendall), with whom I am personally acquainted, and made oath that they executed the foregoing instrument as their free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, TN, on this the 28th day of February, 1996.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
2-3-98

SHELTON HATCHER NOTARY PUBLIC AT LARGE EXP. 2-3-98 SUMNER COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $80000.00.

AFFIANT

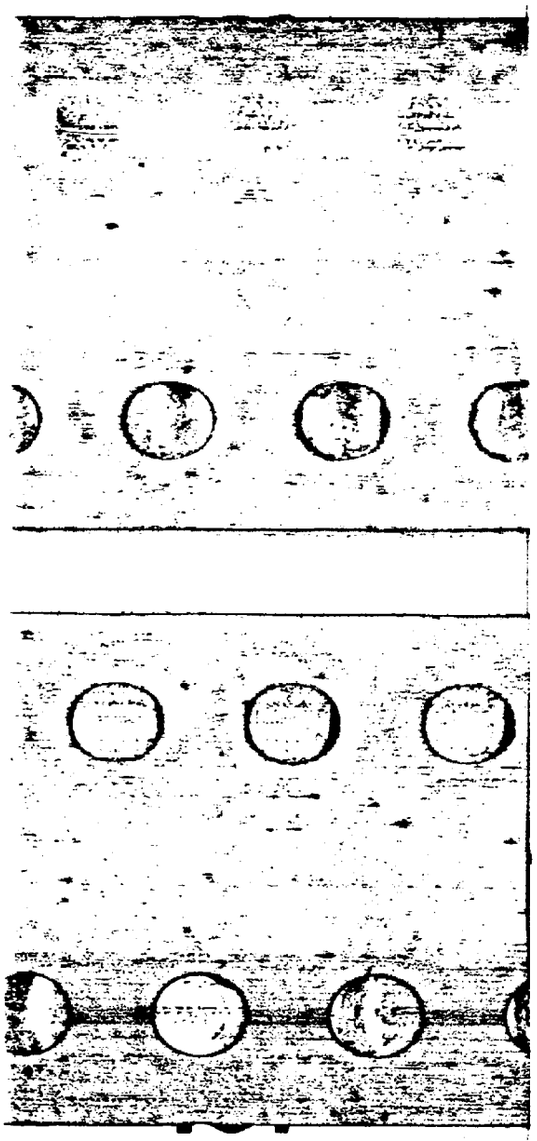
Sworn to and subscribed before me this the 28th day of February, 1996.

NOTARY PUBLIC

My Commission Expires:
2-3-98

SHELTON HATCHER NOTARY PUBLIC AT LARGE EXP. 2-3-98 SUMNER COUNTY, TENNESSEE

7203 03/11 0101 03CHECK 305.00



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9975 PG 622

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	80000.00
CON TX	296.00
PRFEE	1.00
WDEED	8.00
TOTAL	305.00
CHECK	305.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03/11/96 01 15:24 0001 7203

0158980
IDENTIF. ↑ REFERENCE

96 MAR 11 PM 3:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1015291