This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50-B

BOOK 10031 PG 914

ADDRESS NEW OWNER:
Nancy L. Barr
221 Ridgeway Drive
Nashville, Tennessee 37214

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Union Planters Bank of Middle Tennessee, N.A.
401 Union Street
Nashville, Tn 37219

MAP AND PARCEL:
MAP 95-4
GROUP
PARCEL 113

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Lucille Kerr, an unmarried person, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Nancy L. Barr, an unmarried person, hereinafter called the Grantee, her 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 Lot No. 87 on the Map of Eva-Mor Heights, as of record in Book 1424, page 149, Register's Office for Davidson County, Tennessee, Tennessee.
>
> Said Lot No. 87 fronts 73 feet on the easterly side of Ridgeway Drive and runs back between lines 213.52 feet on the north line and 226.68 feet on the south line to a dead line in the rear on which it measures 74.18 feet thereon.
>
> Being the same property conveyed to Lucille Kerr, by deed from Charles Edward Smith, individually and in his capacity as Executor of the Estate of Allie B. Smith, Sherry Smith, Joe Robert Smithy, Jr., and Randle Davis, as Guaradian ad Litem for and on behalf of Matthew Kyle Smith, as of record in Book 9705, page 581, Register's Office for Davidson County, Tennessee.

This is improved property known as 221 Ridgeway Drive, Nashville, TN 37214.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. Subject to 1996 Metropolitan Government Property taxes and subsequent years thereafter.
2. All matters shown on the Plan of record in Book 1424, page 149, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Nancy L. Barr, an unmarried person, her heirs and assigns, forever; and I, Lucille Kerr, an unmarried person, do covenant with the said Grantee that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

BOOK 10031 PG 915

Witness my hand this the 26th day of April, 1996.

Lucille Kerr

Lucille Kerr

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Lucille Kerr, an unmarried person, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 26th day of April, 1996.

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

NOTARY PUBLIC

My Commission Expires: Nov 20, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 69,000.00.

Nancy Barr

AFFIANT

Subscribed and sworn to before me
this 26th day of April, 1996.

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

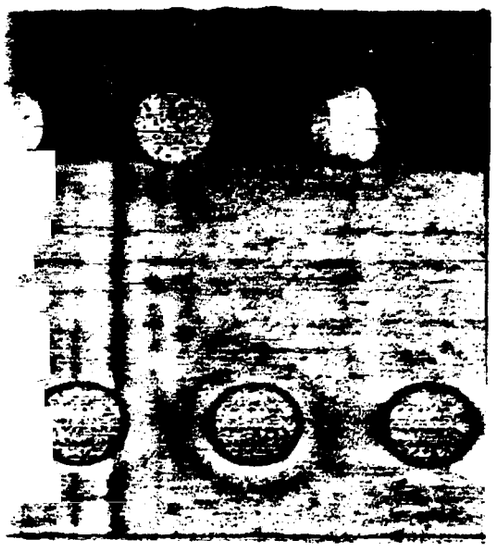
NOTARY PUBLIC

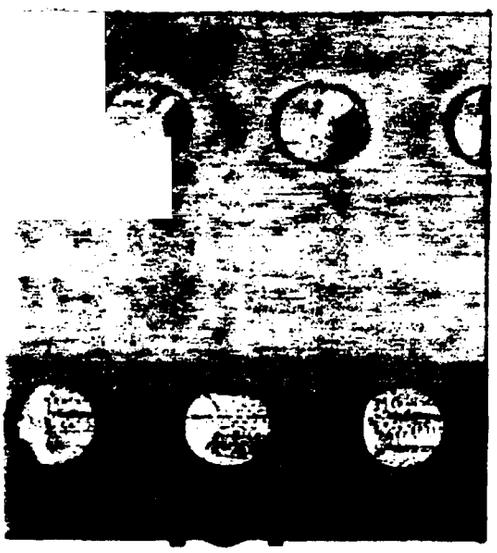
My Commission Expires: Nov 20, 1996

596 04/30 0101 03CHECK 264.30

96 APR 30 PM 1:40
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. + REFERENCE 0176497





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

RECEIVED OF _____

FOR _____

BOOK 10031 PG 916

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 69000.00
CON TX 255.30
PRFEE 1.00
WDEED 8.00
TOTAL 264.30
CHECK 264.30

04/30/96 01 13:39 0001 5903

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0176497
IDENTIF. ↑ REFERENCE

96 APR 30 PM 1:40
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1033946