Box 44

THIS INSTRUMENT PREPARED BY:
George V. Crawford, Jr.
GULLETT, SANFORD, ROBINSON & MARTIN, PLLC
230 Fourth Avenue, North
P. O. Box 198888
Nashville, Tennessee 37219-8888
(615) 244-4994

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration or value, whichever is greater, for this transfer is $130,000.00.

Richard C. Thomas
Affiant

Subscribed and sworn to before me, this 3rd day of May, 1996.

Notary Public

My Commission Expires: 11/26/99

Address New Owner As Follows:
Richard C. Thomas
110 Morton Mill Circle
Nashville, TN 37221

Send Tax Bills To:
SAME

Map-Parcel Number:
141-12-0D-110.00CO
9D 81295

## WARRANTY DEED

**FOR AND IN CONSIDERATION** of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **WILLIAM CHAD BELL AND WIFE, TANDY LANE BELL,** hereinafter called the Grantors, have bargained and sold, and by these presents does transfer and convey unto **RICHARD C. THOMAS,** hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 110 (and driveway serving said Lot) on the Plan of Third Revision, Morton Mill Estates, a planned unit development, of record in Book 7900, page 561, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to William Chad Bell and wife, Tandy Lane Bell by deed from Morton Mill, a Tennessee joint venture, of record in Book 8081, page 403, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 1996 taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantee. By acceptance of delivery of this instrument, Grantee assumes and agrees to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

2. Declaration of Covenants, Conditions and Restrictions, of record in Book 7546, page 145 and supplemented at Book 7936, page 704, and amended at Book 8079, page 804, Register's Office for said County.

3. Matters shown on the Plan of record in Book 7900, page 561, Register's Office for said County.

4. By-Laws of Morton Mill Homeowner's Association, Inc., of record in Book 7546, page 154, and Articles of Incorporation of record at Book 7414, page 335, Register's Office for said County.

5. Dedication of Common Areas to the Morton Mill Homeowner's Association of record in Book 7548, page 963, said Register's Office.

This is improved property known as 110 Morton Mill Circle, Nashville, TN 37221.

**TO HAVE AND TO HOLD** the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever; and we covenant with the said Grantee 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 further covenant and bind ourselves, our heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee, his heirs and assigns, against the lawful claims of all person whomsoever.

**WITNESS** my hand this 3rd day of May, 1996.

William Chad Bell

Tandy Lane Bell

96 MAY -6 PM 4:18
LIX Z. REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. ↑ REFERENCE 0179215

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

3806 05/06 0101 03CHECK 490.00

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **WILLIAM CHAD BELL**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

**WITNESS** my hand, at office, this 3rd day of May, 1996.

Notary Public

My Commission Expires: 11/27/99

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

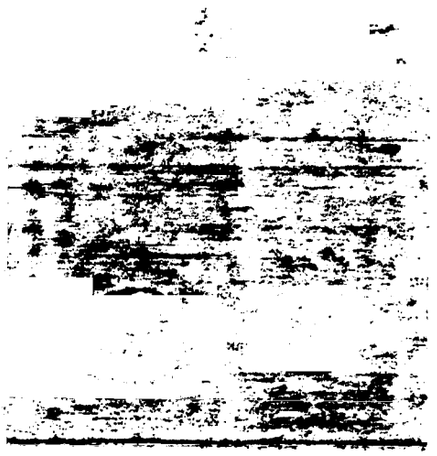
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **TANDY LANE BELL**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

**WITNESS** my hand, at office, this 3rd day of May, 1996.

Notary Public

My Commission Expires: 11/27/99

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



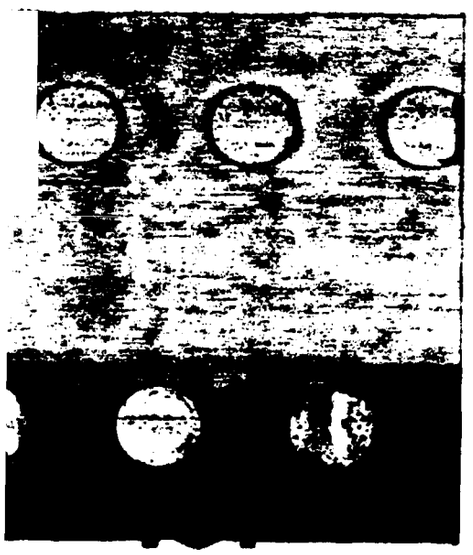
RECEIVED OF _____

FOR _____

BOOK 10041 PG 887

| | | |
|---|---|---|
| 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 130000.00
CON TX 481.00
PRFEE 1.00
WDEED 8.00
TOTAL 490.00
CHECK 490.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/06/96 01 16:24 0001 0000

0179215
IDENTIF. ↑ REFERENCE

96 MAY -6 PM 4:18
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1036820